

Exhibit 12

W. B. HOMES, INC.
 Operator: Not Used
 BUYER: Stephen Etzler & Jody Buller
 ADDRESS: 181 WRENFIELD WAY
 HARLEYSVILLE, PA 19438

MODEL: MANCHESTER PROVINCIAL
 SETTLE DATE: 09-12-2003

Last Est Date

<u>Job Description</u>	<u>G/L #</u>	<u>Invoice</u>	<u>Accounting Date</u>	<u>Transaction Date</u>	<u>Amount</u>	<u>Description</u>	<u>Transaction Type</u>
450-004 WRENFLD: LOT #4 CIP	12618						
1 PERMITS							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
PENN GWYN		21803	02-18-2003	02-18-2003	1,360.60	REIMB-BLDG WE #4	AP cost
LOWERSAL		22203	02-21-2003	02-21-2003	500.00	WE #4-BUILDING	AP cost
PENN GWYN		21803	02-18-2003	02-18-2003	1,360.60-	(Rev)REIMB-BLDG WE #4	AP cost
PENN GWYN		21803	02-18-2003	02-18-2003	1,306.60	REIMB-BLDG WE #4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 1,806.60	<u>Budget Remaining</u> 1,805.60-	<u>Over/Under</u> 1,805.60			
2 SEWER							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
3 WATER							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
5 STAKE OUT							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
6 ARCHITECTURE							
OMNIA		6767	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			03-20-2003	02-26-2003	1,400.00	WE 4	AP cost
			10-19-2001	10-19-2001	26.62	TO CHARGE ARCIT TO JOBS	JC cost
			05-23-2003	05-23-2003	64.75	5/2 PR ARCH - WE #4	JC cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 1,491.37	<u>Budget Remaining</u> 1,490.37-	<u>Over/Under</u> 1,490.37			
10 EXCAVATION							
WAYNE		40572	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
WAYNE		40794	05-20-2003	04-28-2003	1,778.12	WE 3-4	AP cost
WAYNE		40794	06-12-2003	05-16-2003	1,087.50	WE3-4	AP cost
WAYNE		40852	06-12-2003	05-19-2003	1,330.00	WE3-4	AP cost
WAYNE		41445	08-14-2003	07-21-2003	861.00	WE 3-6	AP cost
WAYNE		41863	09-25-2003	09-02-2003	2,000.00	WE 4	AP cost
WAYNE		43227	03-09-2004	02-02-2004	120.00	WE 3,4,6	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 7,176.62	<u>Budget Remaining</u> 7,175.62-	<u>Over/Under</u> 7,175.62			
15 EXCAVATION: LOT CLEARING							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			

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450-004 WRENFLD: LOT #4 CIP	12618						
19 EXCAVATION: FIELD CONDITION							
WAYNE		40429	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			04-24-2003	03-31-2003	2,120.00	WE 3,4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 2,120.00	<u>Budget Remaining</u> 2,119.00-	<u>Over/Under</u> 2,119.00			
20 FOOTING & PERM DRAIN							
HORGAN		40313	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			05-20-2003	04-25-2003	5,711.25	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 5,711.25	<u>Budget Remaining</u> 5,710.25-	<u>Over/Under</u> 5,710.25			
30 FOUNDATION							
HORGAN		40313	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			05-20-2003	04-25-2003	11,874.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 11,874.00	<u>Budget Remaining</u> 11,873.00-	<u>Over/Under</u> 11,873.00			
31 FOUNDATION: DAMP PROOFING							
DALE		7928	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			06-04-2003	05-15-2003	265.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 265.00	<u>Budget Remaining</u> 264.00-	<u>Over/Under</u> 264.00			
39 FOUNDATION: FIELD CONDITION							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
40 STRUCTURE: STEEL & LALLY							
HOOVER		91434	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			05-20-2003	04-28-2003	1,617.56	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 1,617.56	<u>Budget Remaining</u> 1,616.56-	<u>Over/Under</u> 1,616.56			
50 LUMBER							
SHELLY		553143	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
SHELLY		53107	05-20-2003	05-01-2003	11,358.89	WE 4	AP cost
SHELLY		553467	05-27-2003	05-05-2003	99.22	WE 4	AP cost
SHELLY		554346	05-27-2003	05-05-2003	4,175.48	WE 4	AP cost
SHELLY		554482	05-27-2003	05-08-2003	538.22	WE 4	AP cost
SHELLY		555064	05-27-2003	05-08-2003	574.94	WE 4	AP cost
SHELLY		556619	06-04-2003	05-13-2003	316.65	WE 4	AP cost
SHELLY		556739	06-18-2003	05-22-2003	432.48	WE 4	AP cost
SHELLY		556652	06-18-2003	05-22-2003	48.59	WE 4	AP cost
SHELLY			02-11-2004	05-22-2003	186.39-	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 17,358.08	<u>Budget Remaining</u> 17,357.08-	<u>Over/Under</u> 17,357.08			

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WB Homes003151

W. B. HOMES, INC.
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450-004 WRENFLD: LOT #4 CIP	12618						
51 ROOF TRUSSES SHELLY		46347	06-10-2003	05-05-2003	5,605.75	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 5,605.75	<u>JTD Cost Paid</u> 5,605.75	<u>Budget Remaining</u> 5,605.75-	<u>Over/Under</u> 5,605.75			
52 LUMBER: PRES TR & DEC			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
60 CONCRETE: SLAB ON GRADE			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
JML		8279	05-09-2003	04-29-2003	1,541.60	WE 4	AP cost
NORTHCON		2686	09-24-2003	08-29-2003	1,080.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 2,621.60	<u>Budget Remaining</u> 2,620.60-	<u>Over/Under</u> 2,620.60			
61 CONCRETE: BASEMENT/CRAWL			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
JML		8279	05-09-2003	04-29-2003	3,178.50	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 3,178.50	<u>Budget Remaining</u> 3,177.50-	<u>Over/Under</u> 3,177.50			
62 CONCRETE: PRIVATE WALKS			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
JML		8300	05-27-2003	05-19-2003	1,165.00	WE 4	AP cost
JML		8344	07-03-2003	07-02-2003	156.75	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 1,321.75	<u>Budget Remaining</u> 1,320.75-	<u>Over/Under</u> 1,320.75			
64 CONCRETE: BASEMENT STONE			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
65 CONCRETE: STONE SLAB WORK			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
MMSTONE		188151	05-27-2003	05-05-2003	220.08	WE 3,4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 220.08	<u>Budget Remaining</u> 219.08-	<u>Over/Under</u> 219.08			
82 ROUGH CARPENTRY			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
PAONE		2003187	05-27-2003	05-06-2003	14,097.15	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 14,097.15	<u>Budget Remaining</u> 14,096.15-	<u>Over/Under</u> 14,096.15			

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450-004 WRENFLD: LOT #4 CIP	12618						
83 FINISH CARPENTRY							
QUALITY		346815	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
STALEYS		1571	08-06-2003	07-15-2003	3,516.00	WE 4	AP cost
			08-19-2003	07-28-2003	1,470.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 4,986.00	<u>Budget Remaining</u> 4,985.00-	<u>Over/Under</u> 4,985.00			
84 FINISH: STAIR RAIL							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
86 FINISH: WOOD DECK							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
90 WINDOWS							
SHELLY		53543	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
SHELLY		59925	06-10-2003	05-19-2003	12,717.71	WE 4	AP cost
SHELLY		559817	11-04-2003	10-23-2003	392.09-	WE 4	AP cost
			11-04-2003	06-13-2003	560.74	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 12,886.36	<u>Budget Remaining</u> 12,885.36-	<u>Over/Under</u> 12,885.36			
91 DOORS							
SHELLY		557086	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			06-18-2003	05-23-2003	1,919.66	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 1,919.66	<u>Budget Remaining</u> 1,918.66-	<u>Over/Under</u> 1,918.66			
92 EXTERIOR LOCKS							
SHELLY		57763	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
SHELLY		573098	09-24-2003	08-29-2003	33.07	WE 4	AP cost
			10-08-2003	09-15-2003	298.20	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 331.27	<u>Budget Remaining</u> 330.27-	<u>Over/Under</u> 330.27			
93 GARAGE DOORS							
SCUTTI		11588	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			07-22-2003	06-27-2003	1,330.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 1,330.00	<u>Budget Remaining</u> 1,329.00-	<u>Over/Under</u> 1,329.00			
94 EXTERIOR MILLWORK							
MAYER		16270	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
TOWN&COUNT		23505	07-02-2003	06-11-2003	672.89	WE 4	AP cost
			09-24-2003	09-02-2003	196.21	WE 3-4	AP cost

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WB Homes003153

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450-004 WRENFLD: LOT #4 CIP	12618						
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 869.10	<u>Budget Remaining</u> 868.10-	<u>Over/Under</u> 868.10			
96 SCREENS & GRILLS							
SHELLY		57763	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
SHELLY		573786	09-24-2003	08-29-2003	2,256.78	WE 4	AP cost
SHELLY		575727	10-08-2003	09-15-2003	65.47	WE 4	AP cost
SHELLY		575727	10-23-2003	09-29-2003	131.44	575727/WE 4,3	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 2,453.69	<u>Budget Remaining</u> 2,452.69-	<u>Over/Under</u> 2,452.69			
100 MAIN & BASEMENT STAIRS							
STAIRWORKS		13413	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			06-18-2003	05-23-2003	2,507.17	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 2,507.17	<u>Budget Remaining</u> 2,506.17-	<u>Over/Under</u> 2,506.17			
101 EXTERIOR RAIL							
CARFARO		16683	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			08-14-2003	07-24-2003	1,124.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 1,124.00	<u>Budget Remaining</u> 1,123.00-	<u>Over/Under</u> 1,123.00			
110 ROOFING MATERIAL/SKYLIGHT							
MACK		34656	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			06-18-2003	05-29-2003	4,921.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 4,921.00	<u>Budget Remaining</u> 4,920.00-	<u>Over/Under</u> 4,920.00			
111 ROOFING INSTALLATION							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 1.00	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
112 COPPER ROOF							
MACK		35492	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			08-28-2003	08-04-2003	1,150.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 1,150.00	<u>Budget Remaining</u> 1,149.00-	<u>Over/Under</u> 1,149.00			
120 ROUGH PLUMBING							
FALCONE		15910	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
FALCONE		15911	06-24-2003	06-06-2003	4,016.00	WE 4	AP cost
FALCONE		16642	06-24-2003	06-06-2003	2,174.00	WE 4	AP cost
FALCONE		16892	09-04-2003	08-14-2003	3,204.00	WE 4	AP cost
FALCONE		16892	10-08-2003	09-15-2003	125.00	WE 4	AP cost
PENNVALLEY		100327	10-08-2003	09-17-2003	1,429.00	WE 4	AP cost
FALCONE		17381P	12-04-2003	10-31-2003	210.00	WE 4	AP cost

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WB Homes003154

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450-004 WRENFLD: LOT #4 CIP	12618						
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00	11,158.00	11,157.00-	11,157.00			
121 FINISH PLUMBING							
FALCONE			16641	03-13-2003 03-13-2003 09-04-2003 08-14-2003	1.00 1,452.00	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00	1,452.00	1,451.00-	1,451.00			
122 PLUMBING - JACUZZI							
ATLANTIC			1205	03-13-2003 03-13-2003 06-24-2003 06-02-2003	1.00 700.00	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00	700.00	699.00-	699.00			
123 SEPTIC				03-13-2003 03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00		1.00	1.00-			
124 WELL				03-13-2003 03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00		1.00	1.00-			
125 UNDERGROUND PLUMBING							
BEER			11248	03-13-2003 03-13-2003 07-24-2003 06-27-2003	1.00 932.42	ORIGINAL ESTIMATE WE 3-4	Original estimate AP cost
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00	932.42	931.42-	931.42			
131 HVAC							
CCHEAT			1219	03-13-2003 03-13-2003 07-16-2003 06-23-2003	1.00 10,325.00	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
CCHEAT			1340	08-14-2003 07-23-2003 01-31-2004 01-31-2004	10,325.00 10,325.00-	WE 4 1/31 CREDIT FOR C&C INV PD	AP cost JC cost
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00	10,325.00	10,324.00-	10,324.00			
140 ROUGH ELECTRIC							
BROINC			12358	03-13-2003 03-13-2003 06-10-2003 05-16-2003	1.00 600.00	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
BROINC			14449	07-08-2003 06-17-2003	4,524.00	WE 4	AP cost
BROINC			19391	09-10-2003 08-20-2003	1,720.00	WE 4	AP cost
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00	6,844.00	6,843.00-	6,843.00			

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WB Homes003155

W. B. HOMES, INC.
 Operator: Not Used
 BUYER: Stephen Etzler & Jody Buller
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 SETTLE DATE: 09-12-2003

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<u>Job Description</u>	<u>G/L #</u>	<u>Invoice</u>	<u>Accounting Date</u>	<u>Transaction Date</u>	<u>Amount</u>	<u>Description</u>	<u>Transaction Type</u>
450-004 WRENFLD: LOT #4 CIP	12618						
141 FINISH ELECTRIC							
BROINC		19391	03-13-2003 09-10-2003	03-13-2003 08-20-2003	1.00 1,445.00	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 1,445.00	<u>Budget Remaining</u> 1,444.00-	<u>Over/Under</u> 1,444.00			
142 MONTHLY UTILITY BILL							
PECO		92403	03-13-2003 09-24-2003	03-13-2003 09-11-2003	1.00 83.28	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
NPWA		03-1219	10-16-2003	09-23-2003	21.46	WE 4	AP cost
PECO		92203	10-16-2003	09-22-2003	91.60	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 196.34	<u>Budget Remaining</u> 195.34-	<u>Over/Under</u> 195.34			
144 TRENCHING & SCREEN							
EIS		41702	03-13-2003 04-17-2002	03-13-2003 04-17-2002	1.00 75.00	ORIGINAL ESTIMATE WE-RISERS & SWEEPS	Original estimate AP cost
WAYNE		41065	07-02-2003	06-09-2003	768.22	WE 4	AP cost
WAYNE		41065	07-02-2003	06-09-2003	768.22-	(Rev)WE 4	AP cost
WAYNE		41065	07-02-2003	06-09-2003	884.12	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 959.12	<u>Budget Remaining</u> 958.12-	<u>Over/Under</u> 958.12			
145 TELE & CABLE PREWIRE							
COMCABLE		101	03-13-2003 12-29-2003	03-13-2003 12-03-2003	1.00 54.00	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 54.00	<u>Budget Remaining</u> 53.00-	<u>Over/Under</u> 53.00			
147 SECURITY/CENTRAL VAC							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
148 -							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
151 INSULATION							
SYNERGY		12391	03-13-2003 07-10-2003	03-13-2003 06-19-2003	1.00 4,073.00	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
SYNERGY		12541	07-16-2003	06-23-2003	62.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 4,135.00	<u>Budget Remaining</u> 4,134.00-	<u>Over/Under</u> 4,134.00			
152 KEYSTONE ENERGY TECH							
KEYENERGY		25054004	03-13-2003 07-10-2003	03-13-2003 06-18-2003	1.00 709.50	ORIGINAL ESTIMATE WE 4	Original estimate AP cost

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WB Homes003156

W. B. HOMES, INC.
 Operator: Not Used
 BUYER: Stephen Etzler & Jody Buller
 ADDRESS: 181 WRENFIELD WAY
 HARLEYSVILLE, PA 19438

MODEL: MANCHESTER PROVINCIAL
 SETTLE DATE: 09-12-2003

Last Est Date

<u>Job Description</u>	<u>G/L #</u>	<u>Invoice</u>	<u>Accounting Date</u>	<u>Transaction Date</u>	<u>Amount</u>	<u>Description</u>	<u>Transaction Type</u>
450-004 WRENFLD: LOT #4 CIP	12618						
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00	709.50	708.50-	708.50			
160 FIREPLACE/HTR FLUE							
TODAY			612447	03-13-2003 03-13-2003 07-16-2003 06-26-2003	1.00 795.00	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00	795.00	794.00-	794.00			
161 FIREPLACE FACING							
COLETTA			1632	03-13-2003 03-13-2003 09-24-2003 08-28-2003	1.00 3,120.00	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00	3,120.00	3,119.00-	3,119.00			
162 F/P CONCRETE HEARTH							
JML			8301	03-13-2003 03-13-2003 05-27-2003 05-19-2003	1.00 75.00	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00	75.00	74.00-	74.00			
170 STONE FACADE							
				03-13-2003 03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00		1.00	1.00-			
171 BRICK FACADE							
				03-13-2003 03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00		1.00	1.00-			
172 BRICK PORCH							
				03-13-2003 03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00		1.00	1.00-			
173 STUCCO							
LYNCH			209	03-13-2003 03-13-2003 08-06-2003 07-17-2003	1.00 17,586.80	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00	17,586.80	17,585.80-	17,585.80			
174 SIDING/FASCIA/SOFFIT							
STAUFFER			18750	03-13-2003 03-13-2003 07-30-2003 07-10-2003	1.00 1,744.00	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			
Cost Code Total:	1.00	1,744.00	1,743.00-	1,743.00			

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WB Homes003157

W. B. HOMES, INC.
 Operator: Not Used
 BUYER: Stephen Etzler & Jody Buller
 ADDRESS: 181 WRENFIELD WAY
 HARLEYSVILLE, PA 19438

MODEL: MANCHESTER PROVINCIAL
 SETTLE DATE: 09-12-2003

Last Est Date

<u>Job Description</u>	<u>G/L #</u>	<u>Invoice</u>	<u>Accounting Date</u>	<u>Transaction Date</u>	<u>Amount</u>	<u>Description</u>	<u>Transaction Type</u>
450-004 WRENFLD: LOT #4 CIP	12618						
175 GUTTERS & DOWNS							
EXTERIORS		110503-16	03-13-2003 12-04-2003	03-13-2003 11-12-2003	1.00 880.25	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 880.25	<u>Budget Remaining</u> 879.25-	<u>Over/Under</u> 879.25			
176 SHUTTERS							
STAUFFER		18819	03-13-2003 08-28-2003	03-13-2003 07-30-2003	1.00 277.30	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 277.30	<u>Budget Remaining</u> 276.30-	<u>Over/Under</u> 276.30			
180 DRYWALL							
MCELDERRY		13963	03-13-2003 07-16-2003	03-13-2003 06-26-2003	1.00 9,790.00	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 9,790.00	<u>Budget Remaining</u> 9,789.00-	<u>Over/Under</u> 9,789.00			
190 INTERIOR MILLWORK							
DOYLESTOWN		30714111335	03-13-2003 08-11-2003	03-13-2003 08-04-2003	1.00 5,304.43	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
STALEYS		1571	08-19-2003	07-28-2003	2,682.00	WE 4	AP cost
DOYLESTOWN		30814111718	09-09-2003	09-03-2003	679.29	WE 4	AP cost
DOYLESTOWN		30814656104	09-09-2003	09-03-2003	97.69	WE 4	AP cost
DOYLESTOWN		30914111751	09-24-2003	09-17-2003	8.86	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 8,772.27	<u>Budget Remaining</u> 8,771.27-	<u>Over/Under</u> 8,771.27			
191 VINYL SHELVING							
MAAX		398183	03-13-2003 09-10-2003	03-13-2003 08-18-2003	1.00 393.00	ORIGINAL ESTIMATE WE 4	Original estimate AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 393.00	<u>Budget Remaining</u> 392.00-	<u>Over/Under</u> 392.00			
192 MISC HARDWARE							
ENVIRON		3621	03-13-2003 11-08-2001	03-13-2003 10-22-2001	1.00 38.16	ORIGINAL ESTIMATE WRENFIELD1-6	Original estimate AP cost
ENVIRON		4104	04-10-2003	03-17-2003	114.48	WE 3,4	AP cost
ENVIRON		4113	04-16-2003	03-24-2003	114.48	WE 3-4	AP cost
HARLEYRENT		56125	04-16-2003	04-07-2003	76.46	WE 4	AP cost
SNYDER		6316	07-24-2003	06-24-2003	33.39	WE 4	AP cost
SNYDER		19129	08-21-2003	07-08-2003	33.39	WE 3-4	AP cost
ACE		405362	09-24-2003	09-08-2003	21.69	WE 4	AP cost
SNYDER		2481	09-25-2003	07-28-2003	25.18	WE 3, 4	AP cost
ACE		411929	12-29-2003	12-04-2003	13.83	WE 4	AP cost
SHELLY		585756	01-06-2004	12-09-2003	12.30	WE 1- 6	AP cost
ACE		437607	11-08-2004	11-04-2004	16.95	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 500.31	<u>Budget Remaining</u> 499.31-	<u>Over/Under</u> 499.31			

W. B. HOMES, INC.
 Operator: Not Used
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 HARLEYSVILLE , PA 19438

MODEL: MANCHESTER PROVINCIAL
 SETTLE DATE: 09-12-2003

Last Est Date

<u>Job Description</u>	<u>G/L #</u>	<u>Invoice</u>	<u>Accounting Date</u>	<u>Transaction Date</u>	<u>Amount</u>	<u>Description</u>	<u>Transaction Type</u>
450-004 WRENFLD: LOT #4 CIP	12618						
200 KITCHEN CABINET/VANITY							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
CENTRY		97257	08-13-2003	07-22-2003	10,954.00	WE 4	AP cost
CENTRY		99029	09-24-2003	08-29-2003	42.40	WE 4	AP cost
CENTRY		98078	10-16-2003	08-08-2003	94.34	WE 4	AP cost
CENTRY		197257	10-16-2003	08-13-2003	36.04-	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 11,054.70	<u>Budget Remaining</u> 11,053.70-	<u>Over/Under</u> 11,053.70			
202 TOPS							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
203 BATHROOM HARDWARE							
MAAX		398183	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			09-10-2003	08-18-2003	764.85	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 764.85	<u>Budget Remaining</u> 763.85-	<u>Over/Under</u> 763.85			
210 PAINTING							
BREITMAY,C		206	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			08-18-2003	08-14-2003	4,998.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 4,998.00	<u>Budget Remaining</u> 4,997.00-	<u>Over/Under</u> 4,997.00			
212 STAIRWAY STAIN							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
220 CERAMIC TILE							
GEHECKAS		6367	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			08-28-2003	08-05-2003	3,895.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 3,895.00	<u>Budget Remaining</u> 3,894.00-	<u>Over/Under</u> 3,894.00			
230 APPLIANCES							
GENELEC		12472871	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
GENELEC		12733401	04-29-2003	03-24-2003	83.95	WE 2-6	AP cost
			08-19-2003	07-28-2003	3,545.70	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 3,629.65	<u>Budget Remaining</u> 3,628.65-	<u>Over/Under</u> 3,628.65			
250 FLOOR UNDERLAYMENT							
ROYLOMAS		82963	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			09-10-2003	08-21-2003	576.00	WE 4	AP cost
	<u>JTD Budget</u>	<u>JTD Cost Paid</u>	<u>Budget Remaining</u>	<u>Over/Under</u>			

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WB Homes003159

W. B. HOMES, INC.
 Operator: Not Used
 BUYER: Stephen Etzler & Jody Buller
 ADDRESS: 181 WRENFIELD WAY
 HARLEYSVILLE, PA 19438

MODEL: MANCHESTER PROVINCIAL
 SETTLE DATE: 09-12-2003

Last Est Date

<u>Job Description</u>	<u>G/L #</u>	<u>Invoice</u>	<u>Accounting Date</u>	<u>Transaction Date</u>	<u>Amount</u>	<u>Description</u>	<u>Transaction Type</u>
450-004 WRENFLD: LOT #4 CIP	12618						
Cost Code Total:	1.00	576.00	575.00-	575.00			
251 HARDWOOD FLOORING							
ROYLOMAS		82963	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			09-10-2003	08-21-2003	5,550.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 5,550.00	<u>Budget Remaining</u> 5,549.00-	<u>Over/Under</u> 5,549.00			
252 RESILIENT FLOORING							
ROYLOMAS		82963	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			09-10-2003	08-21-2003	830.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 830.00	<u>Budget Remaining</u> 829.00-	<u>Over/Under</u> 829.00			
253 CARPETING							
ROYLOMAS		82963	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			09-10-2003	08-21-2003	2,680.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 2,680.00	<u>Budget Remaining</u> 2,679.00-	<u>Over/Under</u> 2,679.00			
260 FINAL CLEANING							
EPC		11944	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
EPC		12050	09-24-2003	09-02-2003	588.84	WE 4	AP cost
			10-08-2003	09-08-2003	111.30	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 700.14	<u>Budget Remaining</u> 699.14-	<u>Over/Under</u> 699.14			
270 RAKING/SEEDING/SOD							
PRECISION		19489	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			12-05-2003	08-29-2003	3,510.00	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 3,510.00	<u>Budget Remaining</u> 3,509.00-	<u>Over/Under</u> 3,509.00			
271 SHRUBS & PLANTS							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
272 DRIVEWAY: FIELD CONDITION							
			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
273 DRIVEWAY BINDER							
MMSTONE		187893	03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
			04-30-2003	04-04-2003	1,365.84	WE 3-4	AP cost

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WB Homes003160

W. B. HOMES, INC.
 Operator: Not Used
 BUYER: Stephen Etzler & Jody Buller
 ADDRESS: 181 WRENFIELD WAY
 HARLEYSVILLE, PA 19438

MODEL: MANCHESTER PROVINCIAL
 SETTLE DATE: 09-12-2003

Last Est Date

Job Description	G/L #	Invoice	Accounting Date	Transaction Date	Amount	Description	Transaction Type
450-004 WRENFLD: LOT #4 CIP	12618						
273 DRIVEWAY BINDER HORGAN		40559	07-10-2003	05-27-2003	3,767.61	WE 4	AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 5,133.45	<u>Budget Remaining</u> 5,132.45-	<u>Over/Under</u> 5,132.45			
274 DRIVEWAY TOP HORGAN		45864	03-13-2003 10-06-2004	03-13-2003 09-30-2004	1.00 2,572.36	ORIGINAL ESTIMATE WE 1,4	Original estimate AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 2,572.36	<u>Budget Remaining</u> 2,571.36-	<u>Over/Under</u> 2,571.36			
275 SPLASH BLOCKS/DRAIN BETHLEHEM BETHLEHEM		4890 5101	03-13-2003 05-28-2002 06-25-2002	03-13-2003 05-06-2002 06-05-2002	1.00 29.96 34.15	ORIGINAL ESTIMATE WRENFIELD WRENFIELD	Original estimate AP cost AP cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 64.11	<u>Budget Remaining</u> 63.11-	<u>Over/Under</u> 63.11			
276 FENCE			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
280 REPAIRS TODAY BREITMAY,C TOSA FALCONE		612888 211 211 20232	03-13-2003 07-30-2003 11-04-2003 02-24-2004 09-27-2004 02-09-2004	03-13-2003 07-08-2003 10-14-2003 10-14-2003 09-13-2004 02-09-2004	1.00 250.00 50.00 50.00- 90.00 250.00-	ORIGINAL ESTIMATE WE 4 WE 4 WE 4 WE 4 2/4 Bchrg Mcldr - #612888	Original estimate AP cost AP cost AP cost AP cost JC cost
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u> 90.00	<u>Budget Remaining</u> 89.00-	<u>Over/Under</u> 89.00			
281 VANDALISM/THEFT			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
282 -			03-13-2003	03-13-2003	1.00	ORIGINAL ESTIMATE	Original estimate
Cost Code Total:	<u>JTD Budget</u> 1.00	<u>JTD Cost Paid</u>	<u>Budget Remaining</u> 1.00	<u>Over/Under</u> 1.00-			
Job Total:	87.00*	239,836.13*	239,749.13-*	239,749.13*			

INVOICE

Tillman Inspections, LLC

110 Hunt Club Lane

Newtown Square, Pa.

10/12/2014

WB Homes

Atten Jack Boyd

Summary review and inspection of:

181 Wrenfield Way, Harleysville, Pa. Wrenfield #4

Total due.....\$500.00

Previous billing due from 10/7 for:

581 Oakmont Drive East, Telford....\$650.00

Exterior Walls, Inc.
P.O. Box 80
Flourtown, PA 19031

Invoice

Date 8/28/2015
Invoice # 4137

Bill To
W. B. Homes Inc.
404 Sumneytown Pike
Suite 200
North Wales, PA 19454

Ship To

P.O. #
Terms Net 15

Ship Date 8/28/2015
Due Date 9/12/2015
Other

Item	Description	Qty	Price	Amount
EXW-Stucco	Tear off stucco at 181 Wrenfield Way.	1	13,460.00	13,460.00

181 Wrenfield Way

Lot #4

Exterior Walls, Inc.

215-397-7839
Fax 215-830-7300

Subtotal	\$13,460.00
Sales Tax (0.0%)	\$0.00
Total	\$13,460.00
Payments/Credits	\$0.00
Balance Due	\$13,460.00

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WB Homes003163



Remit to: 3110 Old State Rd. Telford, PA 18969
Corporate Offices 215-723-5108 * FAX 215-723-7523
www.shellys.cc

Date Shipped	
Filled By	
Delv By	
Truck #	

Sold To:

W B HOMES INC
404 SUMNEYTOWN PIKE
SUITE 200
NORTH WALES, PA 19454-0000

Ship To:

WB HOMES-THORNDALE
PLEASANT VALLEY DRIVE
Wrenfield #4
LANSDALE, PA 19446

SUB: 8

Account No.	Customer PO No.			Terms	Order No.	Order Date	Slsmn	Invoice No.	Invoice Date
789				1% 10 / NET EOM	1038653	08/14/15	DWORL	1038653	08/14/15
ORDERED	B/O	SHIPPED	U/M	DESCRIPTION			PRICE		AMOUNT
1	0	1	PK	LENOX 6X10/14T RECIP SAW BLADE 2PK LX20592650R			8.910		8.91*
1	0	1	EA	FREUD 6-1/2X24 ATB TRIM SAW COATED DIABLO FRAMING BLADE FRD0624X			10.860		10.86*
If this invoice is paid by 09/10/15 you may deduct \$0.20.									
0 / 1							Merchandise		19.77
				Ship Via			Other		0.00
							Tax 6.000%		1.19
							Freight		0.00
							Total		20.96

* INVOICE *

August 14, 2015 09:57:36 OT:GRENN

Shipment #: 1
PAGE 1 OF 1

Apx. 00592

WB Homes003164



Shelly's
LUMBER • BUILDING SUPPLIES • MILLWORK
QUALITY
SINCE 1923

Remit to: 3110 Old State Rd. Telford, PA 18969
Corporate Offices 215-723-5108 * FAX 215-723-7523
www.shellys.cc

Date Shipped	
Filled By	
Delv By	
Truck #	

Sold To:

W B HOMES INC
404 SUMNEYTOWN PIKE
SUITE 200
NORTH WALES, PA 19454-0000

Ship To:

WB HOMES - MISC / WRENFILD LOT 4
CUSTOMER PICK UP AT QUAKERTOWN
TUESDAY PM 8/18

SUB: 1

Account No.	Customer PO No.			Terms	Order No.	Order Date	Sismn	Invoice No.	Invoice Date
789				1% 10 / NET EOM	7035604	08/18/15	DWORL	7035604	08/18/15
ORDERED	B/O	SHIPPED	U/M	DESCRIPTION			PRICE		AMOUNT
10	0	10	LF	LVL 3-1/2x9-1/4 RL 2.0E BCLVL312914 1/10			8.570		85.70*
If this invoice is paid by				09/10/15 you may deduct \$0.86.					
1 / 1							Merchandise		85.70
				Ship Via			Other		0.00
							Tax 6.000%		5.14
							Freight		0.00
							Total		90.84

* INVOICE *

August 18, 2015 12:42:29 OT:DWORL

Shipment #: 1
PAGE 1 OF 1

Apx. 00593

WB Homes003165

INVOICE

R J CURLEY Jr, INC
 25 SCHOOL LANE • NORRISTOWN, PA 19403
 (610) 539-5245 • FAX (610) 539-3469
 EMAIL: rjcjr57@verizon.net

SOLD TO

W B Homes, Inc.
 404 Summeytown Pike
 North Wales, PA 19454

SHIPPED TO
 9/8/15

Stucco Remediation

181 Wrenfield Way Harleysville PA

DATE	DATE SHIPPED	SHIPPED VIA	YOUR ORDER NO.	F.O.B.	TERMS	INVOICE NO.	
	9/3/15		Per Dave McQuire			32077	
QUANTITY	DESCRIPTION					PRICE	AMOUNT
	Stucco Remediation Per Dave McQuire						
	1) Remove 400 AMP Meter						
	2) Reinstall After Wall is Fixed						
	3) Includes Wait Time						
	Total					\$410.00	
RECEIVED SEP 11 2015							

RECEIVED SEP 11 2015

Thank You!

ORIGINAL

Apx. 00594

WB Homes003166



Commercial Account



Remit payment and make checks payable to:
HOME DEPOT CREDIT SERVICES
DEPT. 32 - 2500786896
PO BOX 9055
DES MOINES, IA 50368-9055

INVOICE DETAIL

Invoice #:
9021199
continued

PRODUCT	SKU #	QUANTITY	UNIT PRICE	TOTAL PRICE
CLST GUIDE	00002740670000400025	1.0000 EA	\$3.34	\$3.34

Purchased by: COSENZO TONY

SUBTOTAL	\$16.53
TAX	\$0.99
SHIPPING	\$0.00
TOTAL	\$17.52

BILL TO:
Acct: 6035 3225 0078 6896
W B HOMES INC

O.C.M. 9/15/15

Amount Due:	Trans Date:	DUE DATE:	Invoice #:
\$4.36	08/17/15	09/18/15	5010284
PO: BROADAX		Store: 4104, LANSDALE	

PRODUCT	SKU #	QUANTITY	UNIT PRICE	TOTAL PRICE
68 KEY CP	00007343240000500003	1.0000 EA	\$2.17	\$2.17
68 KEY CP	00007343240000500003	1.0000 EA	\$2.17	\$2.17
DISCOUNT	00000000000000000005	1.0000 EA	\$0.22-	\$0.22-

Purchased by: COSENZO TONY

SUBTOTAL	\$4.12
TAX	\$0.24
SHIPPING	\$0.00
TOTAL	\$4.36

BILL TO:
Acct: 6035 3225 0078 6896
W B HOMES INC

O.C.M. 9/15/15

Amount Due:	Trans Date:	DUE DATE:	Invoice #:
\$20.09	08/17/15	09/18/15	5121699
PO: SKIPACK		Store: 4104, LANSDALE	

PRODUCT	SKU #	QUANTITY	UNIT PRICE	TOTAL PRICE
EVAL LABOR	00009996980000700013	1.0000 EA	\$18.95	\$18.95

Purchased by: COSENZO TONY
Customer Agreement #: 558130

SUBTOTAL	\$18.95
TAX	\$1.14
SHIPPING	\$0.00
TOTAL	\$20.09

BILL TO:
Acct: 6035 3225 0078 6896
W B HOMES INC

O.C.M. 9/15/15

Amount Due:	Trans Date:	DUE DATE:	Invoice #:
\$93.57	08/18/15	09/18/15	4016708
PO: WRENFIELD4		Store: 4158, SOUDORTON	

PRODUCT	SKU #	QUANTITY	UNIT PRICE	TOTAL PRICE
15/32 PT CDX	00002643270002000007	1.0000 EA	\$30.97	\$30.97
15/32 PT CDX	00002643270002000007	1.0000 EA	\$30.97	\$30.97
DISCOUNT	00000000000000000005	1.0000 EA	\$4.65-	\$4.65-
15/32 PT CDX	00002643270002000007	1.0000 EA	\$30.97	\$30.97

Purchased by: MCGUIRE DAVID

SUBTOTAL	\$88.26
TAX	\$5.31
SHIPPING	\$0.00
TOTAL	\$93.57



Commercial Account



Remit payment and make checks payable to:
HOME DEPOT CREDIT SERVICES
DEPT. 32 - 2500786896
PO BOX 9055
DES MOINES, IA 50368-9055

INVOICE DETAIL

BILL TO:
Acct: 6035 3225 0078 6896
W B HOMES INC

Amount Due:	Trans Date:	DUE DATE:	Invoice #:
\$54.53	08/18/15	09/18/15	4252345
PO: SADDLEBROOK		Store: 4134, BENSALEM	

PRODUCT	SKU #	QUANTITY	UNIT PRICE	TOTAL PRICE
GARDEN HOSE	00006780230001000002	1.0000 EA	\$35.97	\$35.97
ULTRA HOSE	00006449240001000002	1.0000 EA	\$15.47	\$15.47

Purchased by: HOPKINS JOHN

SUBTOTAL	\$51.44
TAX	\$3.09
SHIPPING	\$0.00
TOTAL	\$54.53

BILL TO:
Acct: 6035 3225 0078 6896
W B HOMES INC

Amount Due:	Trans Date:	DUE DATE:	Invoice #:
\$97.60	08/19/15	09/18/15	3016796
PO: WRENFIELD4		Store: 4158, SOUDORTON	

PRODUCT	SKU #	QUANTITY	UNIT PRICE	TOTAL PRICE
2X4-10 GDF	00006035890000300003	6.0000 EA	\$4.68	\$28.08
2X10-10 #2PT	00002557090002000002	1.0000 EA	\$12.57	\$12.57
2X4-10 GDF	00006035890000300003	6.0000 EA	\$4.68	\$28.08
2X10-10 #2PT	00002557090002000002	1.0000 EA	\$12.57	\$12.57
DISCOUNT	00000000000000000005	1.0000 EA	\$4.85-	\$4.85-
2X10 HANGER	00008658890001400004	8.0000 EA	\$1.36	\$10.88
10DJSTHNGNLS	00004628100001400004	1.0000 PK	\$4.74	\$4.74

Purchased by: MCGUIRE DAVID

SUBTOTAL	\$92.07
TAX	\$5.53
SHIPPING	\$0.00
TOTAL	\$97.60

BILL TO:
Acct: 6035 3225 0078 6896
W B HOMES INC

Amount Due:	Trans Date:	DUE DATE:	Invoice #:
\$55.42	08/19/15	09/18/15	3022038
PO: WS9		Store: 4158, SOUDORTON	

PRODUCT	SKU #	QUANTITY	UNIT PRICE	TOTAL PRICE
CHALK REEL	00004209140000100016	1.0000 EA	\$9.97	\$9.97
7" TRAY	00003633070000700023	6.0000 EA	\$2.97	\$17.82
6"WOOD RULE	00001840980000100004	1.0000 EA	\$15.97	\$15.97
DISCOUNT	00000000000000000005	1.0000 EA	\$2.75-	\$2.75-
6"6PK 1/2"	00003949480000700012	1.0000 EA	\$11.27	\$11.27

Purchased by: PAPALE MARK

SUBTOTAL	\$52.28
TAX	\$3.14
SHIPPING	\$0.00
TOTAL	\$55.42

BILL TO:
Acct: 6035 3225 0078 6896
W B HOMES INC

Amount Due:	Trans Date:	DUE DATE:	Invoice #:
\$130.30	08/19/15	09/18/15	3026469
PO: SADDLEBVROOKELPT1		Store: 4134, BENSALEM	

PRODUCT	SKU #	QUANTITY	UNIT PRICE	TOTAL PRICE
OAKRAILING	00001767120002100002	1.0000 LF	\$4.85	\$4.85
ELASTOMER	00002846970000200008	1.0000 EA	\$7.95	\$7.95
1/4 CHISEL	00005029440000100013	1.0000 EA	\$8.46	\$8.46

continued →

Holly James*Shelly's for # 70360 99*

From: Jack Boyd
Sent: Wednesday, October 07, 2015 12:09 PM
To: Holly James
Cc: 'Doug Worley (dworley@shellys.cc)'; Dave McGuire
Subject: FW: Wrenfield #4 / Andersens
Attachments: 3334_001.pdf

Holly:

Hello, can you please put this invoice into the system; Wrenfield Estates – Repairs after 6 months - Stucco Remediation Work. It will go to Dave McGuire for approval. Dave can mark up the invoice to show us the portion of windows that are being paid by WB. Please have me then sign off on the invoice.

Thank you.

Jack

From: Doug Worley [mailto:dworley@shellys.cc]
Sent: Wednesday, October 07, 2015 10:39 AM
To: Jack Boyd
Cc: Holly James; Dawn Frickmann
Subject: Wrenfield #4 / Andersens

Jack ~ here is the invoice for the windows delivered to Lot#4. Your homeowner paid \$18500.00 so the balance due is \$3800.48. Don't know how to get that onto your books so sending this puppy to you. Thanks. Hope that remediation project went well.

Douglas Worley

Shellys
 C: 215.768.6463
 O: 215.723.4304
 Email: dworley@shellys.cc

Dawn Frickmann

Executive Assistant
 Shelly Enterprises
 267-718-2169 (cell)
 215-723-5108 (ext 1532)
 215-723-7523 (fax)

"Never get too busy making a living that you forget to make a life"



From: TelfordCorpScan@shellys.cc [mailto:TelfordCorpScan@shellys.cc]
Sent: Tuesday, October 06, 2015 4:21 PM
To: Dawn Frickmann
Subject: Attached Image

WB Homes

Steve Etzler
Jody Buller
181 Wrenfield Way
Harleysville, PA 19438

1122
60-779/319
1

8-26-2015

PAY
TO THE
ORDER OF

Shelley - USLBM \$18,500.⁰⁰
eighteen thousand five hundred ⁰⁰/₁₀₀ DOLLARS

QNB Bank
Quakertown, PA

order #

FOR

7036099 Windows

[Signature]

⑆03⑆907790⑆ ⑈3⑈508 140⑈ 1122

21038.19
Tax 1262.29

22300.48
18,500.00

WB will pay balance

10/6/15
\$3,800.48
Balance
[Signature]



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QUALITY
SINCE 1923

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Corporate Offices 215-723-5108 * FAX 215-723-7523
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Truck #

Sold To:

W B HOMES INC
404 SUMNEYTOWN PIKE
SUITE 200
NORTH WALES, PA 19454-0000

Ship To:

WB HOMES / WRN #4 / ETZLER - BULLER
181 WRENFIELD WAY
HARLEYSVILLE, PA 19438

SUB: 1

Account No.	Customer PO No.			Terms	Order No.	Order Date	Slsman	Invoice No.	Invoice Date
789				1% 10 / NET EOM	7036099	08/24/15	DWORL	7036099	09/24/15
ORDERED	B/O	SHIPPED	U/M	DESCRIPTION			PRICE	AMOUNT	
***** SHIPPING INSTRUCTIONS *****									
DAVE MAGUIRE 215-669-8029									
NOTE: THIS IS AN EXISTING HOME									
PUT IN GARAGE									

6	0	6	EA	ANDERSEN VAN#4184722 DUE 9/22 TW2862, WHT/PI WHT, HP, FL, ##907_7036099_20 PO # 47019501 Qty : 6 WHT/PI WHT, (Includes 6 9/16" Factory Applied WHT - Painted Complete EJ) Locations: B2D4A			563.020	3378.12*	
6	0	6	EA	1610135,2862,Screen, WHT ##907_7036099_40 PO # 47019501 Qty : 6 Locations: B2D4A			37.190	223.14*	
4	0	4	EA	TW2062, WHT/PI WHT, HP, FL, ##907_7036099_50 PO # 47019501 Qty : 4 WHT/PI WHT, (Includes 6 9/16" Factory Applied WHT - Painted Complete EJ) Locations: B2D4A			531.170	2124.68*	
4	0	4	EA	1610118,2062,Screen, WHT ##907_7036099_70 PO # 47019501 Qty : 4 Locations: B2D4A			34.490	137.96*	
3 / 1							Merchandise		
				Ship Via			Other		
							Tax		
							Freight		
							Total		

* INVOICE *

September 24, 2015 10:12:5 OT:DWORL

Shipment #: 1
PAGE 1 OF 7

Apx. 00599

WB Homes003171



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Truck #

Sold To:

W B HOMES INC
404 SUMNEYTOWN PIKE
SUITE 200
NORTH WALES, PA 19454-0000

Ship To:

WB HOMES / WRN #4 / ETZLER - BULLER
181 WRENFIELD WAY
HARLEYSVILLE, PA 19438

SUB: 1

Account No.	Customer PO No			Terms	Order No.	Order Date	Slsmn	Invoice No.	Invoice Date
789				1% 10 / NET EOM	7036099	08/24/15	DWORL	7036099	09/24/15
ORDERED	B/Q	SHIPPED	U/M	DESCRIPTION			PRICE		AMOUNT
***** SHIPPING INSTRUCTIONS *****									
DAVE MAGUIRE 215-669-8029									
NOTE: THIS IS AN EXISTING HOME									
PUT IN GARAGE									

2	0	2	EA	DHP3062, WHT/PI WHT, HP, FL, - ##907_7036099_80 PO # 47019501 Qty : 2 Alignment, WHT/PI WHT, (Includes 6 9/16" Factory Applied WHT - Painted Complete EJ) Locations: B2D4A			695.710	1391.42*	
2	0	2	EA	9033739,DHP3062,Trim, PI Wht ##907_7036099_100 PO # 47019501 Qty : 2 Locations: B2D4A			42.360	84.72*	
1	0	1	EA	TW2852, WHT/PI WHT, HP, FL, ##907_7036099_110 PO # 47019501 Qty : 1 WHT/PI WHT, (Includes 6 9/16" Factory Applied WHT - Painted Complete EJ) Locations: B2D4A			490.260	490.26*	
1	0	1	EA	Composite,TW2852-2,AA-AA,WHT/P ##907_7036099_130 PO # 47019501 Qty : 1 IWHT,HP,{2222525,72IN, DRIP CAP, WHT QTY 1},{1612008,TW52, JOINING, WHT VERTICAL NARROW TW			974.850	974.85*	
3 / 1							Merchandise		
Ship Via							Other		
							Tax		
							Freight		
							Total		

* INVOICE *

September 24, 2015 10:12:5 OT:DWORL

Shipment #: 1
PAGE 2 OF 7

Apx. 00600

WB Homes003172



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Corporate Offices 215-723-5108 * FAX 215-723-7523
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Date Shipped

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Truck #

Sold To:

W B HOMES INC
404 SUMNEYTOWN PIKE
SUITE 200
NORTH WALES, PA 19454-0000

Ship To:

WB HOMES / WRN #4 / ETZLER - BULLER
181 WRENFIELD WAY
HARLEYSVILLE, PA 19438

SUB: 1

Account No.	Customer PO No.			Terms	Order No.	Order Date	Slsmn	Invoice No.	Invoice Date
789				1% 10 / NET EOM	7036099	08/24/15	DWORL	7036099	09/24/15
ORDERED	B/O	SHIPPED	U/M	DESCRIPTION			PRICE		AMOUNT
***** SHIPPING INSTRUCTIONS *****									
DAVE MAGUIRE 215-669-8029									
NOTE: THIS IS AN EXISTING HOME									
PUT IN GARAGE									

13	0	13	EA	TO DH},{1624157,TW52, CASING, WHT IS VINYL WRAP},{LABOR, APPLY MULL},{1606897,TW2852, WHT/PI WHT, Glass, FL, WHT/PI WHT}, {1606897,TW2852, WHT/PI WHT, Glass, FL, WHT/PI WHT}, {Extension Jamb 6 9/16" WHT - Painted Complete} Locations: B2D4A 1610133,2852,Screen, WHT ##907_7036099_150 PO # 47019501 Qty : 13 Locations: B2D4A			33.130	430.69*	
3	0	3	EA	TW3062, WHT/PI WHT, HP, FL, ##907_7036099_160 PO # 47019501 Qty : 3 WHT/PI WHT, (Includes 6 9/16" Factory Applied WHT - Painted Complete EJ) Locations: B2D4A 1610143,3062,Screen, WHT ##907_7036099_180 PO # 47019501 Qty : 3 Locations: B2D4A			603.930	1811.79*	
3	0	3	EA				38.540	115.62*	
3 / 1							Merchandise		
				Ship Via			Other		
							Tax		
							Freight		
							Total		

* INVOICE *

September 24, 2015 10:12:5 OT:DWORL

Shipment #: 1
PAGE 3 OF 7

Apx. 00601

WB Homes003173



Remit to: 3110 Old State Rd. Telford, PA 18969
Corporate Offices 215-723-5108 * FAX 215-723-7523
www.shellys.cc

Date Shipped

Filled By

Delv By

Truck #

Sold To:

W B HOMES INC
404 SUMNEYTOWN PIKE
SUITE 200
NORTH WALES, PA 19454-0000

Ship To:

WB HOMES / WRN #4 / ETZLER - BULLER
181 WRENFIELD WAY
HARLEYSVILLE, PA 19438

SUB: 1

Account No.	Customer PO No.			Terms	Order No.	Order Date	Slsmn	Invoice No.	Invoice Date
789				1% 10 / NET EOM	7036099	08/24/15	DWORLD	7036099	09/24/15
ORDERED	B/O	SHIPPED	U/M	DESCRIPTION			PRICE		AMOUNT
***** SHIPPING INSTRUCTIONS *****									
DAVE MAGUIRE 215-669-8029									
NOTE: THIS IS AN EXISTING HOME									
PUT IN GARAGE									

2	0	2	EA	2-Composite, TW2462-2, AA-AA, ##907_7036099_190 PO # 47019501 Qty : 2 WHT/PI WHT, HP, {2222525, 72IN, DRIP CAP, WHT QTY 1}, {1612011, TW62, JOINING, WHT VERTICAL NARROW TW TO DH}, {1624159, TW62, CASING, WHT IS VINYL WRAP}, {LABOR, APPLY MULL}, {1606891, TW2462, WHT/PI WHT, Glass, FL, WHT/PI WHT}, {1606891, TW2462, WHT/PI WHT, Glass, FL, WHT/PI WHT}, {Extension Jamb 6 9/16" WHT - Painted Complete} Locations: B2D4A			1087.030	2174.06*	
4	0	4	EA	1610126, 2462, Screen, WHT ##907_7036099_210 PO # 47019501 Qty : 4 Locations: B2D4A			35.840	143.36*	
1	0	1	EA	TW24310, WHT/PI WHT, HP, FL, ##907_7036099_220 PO # 47019501 Qty : 1 WHT/PI WHT, (Includes 6 9/16" Factory Applied WHT - Painted			411.250	411.25*	
3 / 1							Merchandise		
Ship Via							Other		
							Tax		
							Freight		
							Total		

* INVOICE *

September 24, 2015 10:12:5 OT:DWORL

Shipment #: 1
PAGE 4 OF 7

Apx. 00602

WB Homes003174



Remit to: 3110 Old State Rd. Telford, PA 18969
Corporate Offices 215-723-5108 * FAX 215-723-7523
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Truck #

Sold To:

W B HOMES INC
404 SUMNEYTOWN PIKE
SUITE 200
NORTH WALES, PA 19454-0000

Ship To:

WB HOMES / WRN #4 / ETZLER - BULLER
181 WRENFIELD WAY
HARLEYSVILLE, PA 19438

SUB: 1

Account No.	Customer PO No.			Terms	Order No.	Order Date	Slsman	Invoice No.	Invoice Date
789				1% 10 / NET EOM	7036099	08/24/15	DWORL	7036099	09/24/15
ORDERED	B/O	SHIPPED	U/M	DESCRIPTION			PRICE	AMOUNT	
***** SHIPPING INSTRUCTIONS *****									
DAVE MAGUIRE 215-669-8029									
NOTE: THIS IS AN EXISTING HOME									
PUT IN GARAGE									

2	0	2	EA	Complete EJ) Locations: B2D4A 1610121,24310,Screen, WHT ##907_7036099_240 PO # 47019501 Qty : 2			26.440	52.88*	
108 2	0	2	EA	Locations: B2D4A TW2852, WHT/PI WHT, HP, FL, ##907_7036099_250 PO # 47019501 Qty : 2 WHT/PI WHT, (Includes 6 9/16" Factory Applied WHT - Painted Complete EJ)			490.260	980.52*	
4	0	4	EA	Locations: B2D4A 4-Composite,TW2852-2,AA-AA, ##907_7036099_270 PO # 47019501 Qty : 4 WHT/PI WHT,HP,{2222525,72IN, DRIP CAP, WHT QTY 1},{1612008, TW52, JOINING, WHT VERTICAL NARROW TW TO DH},{1624157,TW52, CASING, WHT IS VINYL WRAP}, {LABOR, APPLY MULL},{1606897, TW2852, WHT/PI WHT, Glass, FL, WHT/PI WHT},{1606897,TW2852, WHT/PI WHT,			974.850	3899.40*	
3 / 1							Merchandise		
				Ship Via			Other		
							Tax		
							Freight		
							Total		

* INVOICE *

September 24, 2015 10:12:5 OT:DWORL

Shipment #: 1
PAGE 5 OF 7

Apx. 00603

WB Homes003175



Remit to: 3110 Old State Rd. Telford, PA 18969
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Delv By

Truck #

Sold To:

W B HOMES INC
404 SUMNEYTOWN PIKE
SUITE 200
NORTH WALES, PA 19454-0000

Ship To:

WB HOMES / WRN #4 / ETZLER - BULLER
181 WRENFIELD WAY

HARLEYSVILLE, PA 19438

SUB: 1

Account No.	Customer PO No.			Terms	Order No.	Order Date	Slsmn	Invoice No.	Invoice Date
789				1% 10 / NET EOM	7036099	08/24/15	DWORL	7036099	09/24/15
ORDERED	B/O	SHIPPED	U/M	DESCRIPTION			PRICE	AMOUNT	
***** SHIPPING INSTRUCTIONS *****									
DAVE MAGUIRE 215-669-8029									
NOTE: THIS IS AN EXISTING HOME									
PUT IN GARAGE									

3	0	3	EA	Glass, FL, WHT/PI WHT},{Extension Jamb 6 9/16" WHT - Painted Complete} Locations: B2D4A DHP3046, WHT/PI WHT, HP, FL, - ##907_7036099_290 PO # 47019501 Qty : 3 Alignment, WHT/PI WHT, (Includes 6 9/16" Factory Applied WHT - Painted Complete EJ) Locations: B2D4A 9033705,DHP3046,Trim, PI Wht ##907_7036099_310 PO # 47019501 Qty : 3 Locations: B2D4A TW24310, WHT/PI WHT, HP, FL, ##907_7036099_320 PO # 47019501 Qty : 1 WHT/PI WHT, (Includes 6 9/16" Factory Applied WHT - Painted Complete EJ) Locations: B2D4A Cube Reservation - Trucking CUBE Locations: B2DR8,B2DDOCK10,KIT6009,KIT6786,BULK,SHIPPED,B2DTD10,B2D27A,			566.610	1699.83*	
3	0	3	EA				34.130	102.39*	
1	0	1	EA				411.250	411.25*	
507.52	0.00	507.52	EA				0.000	0.00*	
3 / 1							Merchandise		
Ship Via							Other		
							Tax		
							Freight		
							Total		

* INVOICE *

September 24, 2015 10:12:5 OT:DWORL

Shipment #: 1
PAGE 6 OF 7

Apx. 00604

WB Homes003176



Remit to: 3110 Old State Rd. Telford, PA 18969
Corporate Offices 215-723-5108 * FAX 215-723-7523
www.shellys.cc

Date Shipped

Filled By

Delv By

Truck #

Sold To:

W B HOMES INC
404 SUMNEYTOWN PIKE
SUITE 200
NORTH WALES, PA 19454-0000

Ship To:

WB HOMES / WRN #4 / ETZLER - BULLER
181 WRENFIELD WAY
HARLEYSVILLE, PA 19438

SUB: 1

Account No.	Customer PO No.	Terms	Order No.	Order Date	Slsmn	Invoice No.	Invoice Date
789		1% 10 / NET EOM	7036099	08/24/15	DWORL	7036099	09/24/15
ORDERED	B/O	SHIPPED	U/M	DESCRIPTION		PRICE	AMOUNT
*****	*****	*****	*****	SHIPPING INSTRUCTIONS *****		*****	*****
DAVE MAGUIRE 215-669-8029				NOTE: THIS IS AN EXISTING HOME			
PUT IN GARAGE				*****			
If this invoice is paid by 10/10/15 you may deduct \$210.38.							
3 / 1					Merchandise	21038.19	
Ship Via					Other	0.00	
					Tax 6.000%	1262.29	
					Freight	0.00	
					Total	22300.48	

* INVOICE *

September 24, 2015 10:12:5 OT:DWORL

Shipment #: 1
PAGE 7 OF 7

Apx. 00605

WB Homes003177

Exterior Walls, Inc.
P.O. Box 80
Flourtown, PA 19031

Invoice

Date 11/3/2015
Invoice # 4181

Bill To

W. B. Homes Inc.
404 Sumneytown Pike
Suite 200
North Wales, PA 19454

Ship To

P.O. #

Terms

Net 15

Ship Date

11/3/2015

Due Date

11/18/2015

Other

Item	Description	Qty	Price	Amount
EXW-Misc	Complete the framing repairs to 181 Wrenfield Way. # 4	1	9,648.00	9,648.00
EXW-Misc	Supplied and installed materials for stucco removal. (Dumpster, plastic, lathe).	1	5,964.00	5,964.00
EXW-Stucco	Supply and install new stucco system. (New paper, Keene rain screen drainage mat, wire, scratch coat, and brown coat).	1	21,325.00	21,325.00
EXW-Misc	Remove existing windows, replace with new windows, and caulk in place. <i>To be invoiced to Homeowner,</i>	1	9,500.00	9,500.00
EXW-Misc	Remove plywood on the back of the home and replace with new pressure treated plywood.	1	1,200.00	1,200.00
EXW-Misc	Cut and install azek backers for penetrations and door thresholds where able to be installed.	1	700.00	700.00
EXW-Misc	Remove and replace LVL in basement at daylight.	1	650.00	650.00

181 Wrenfield Way

Exterior Walls, Inc.

215-397-7839
Fax 215-830-7300

Subtotal \$48,987.00
Sales Tax (0.0%) \$0.00
Total \$48,987.00
Payments/Credits \$0.00
Balance Due \$48,987.00

<9,500.00>

Apx. 00606

WB Homes003178

Exterior Walls, Inc.
P.O. Box 80
Flourtown, PA 19031

Invoice

Date 12/23/2015
Invoice # 4220

Bill To

W. B. Homes Inc.
404 Sumneytown Pike
Suite 200
North Wales, PA 19454

Ship To

P.O. #
Terms Net 15

Ship Date 12/23/2015
Due Date 1/7/2016
Other

Item	Description	Qty	Price	Amount
EXW-Stucco	Supply and install new stucco finish to 181 Wrenfield Way.	1	21,325.00	21,325.00
EXW-Trim Pa...	Supply and install new stucco trim.	1	5,200.00	5,200.00
EXW-Misc	Formed and poured new concrete stoop.	1	450.00	450.00
EXW-Misc	Supplied and installed new colored downspouts.	1	300.00	300.00
EXW-Misc	Supplied additional dumpster for the window removal.	1	400.00	400.00

181 Wrenfield Way

Exterior Walls, Inc.

215-397-7839
Fax 215-830-7300

Subtotal	\$27,675.00
Sales Tax (0.0%)	\$0.00
Total	\$27,675.00
Payments/Credits	\$0.00
Balance Due	\$27,675.00

Apx. 00607

WB Homes003179

Exterior Walls, Inc.
P.O. Box 80
Flourtown, PA 19031

Invoice

Date 12/11/2015
Invoice # 4203

Bill To
W. B. Homes Inc.
404 Sumneytown Pike
Suite 200
North Wales, PA 19454

Ship To

P.O. #
Terms Net 15

Ship Date 12/11/2015
Due Date 12/26/2015
Other

Item	Description	Qty	Price	Amount
EXW-Misc	Billing 50% of the window replacement at 181 Wrenfield Way.	1	4,500.00	4,500.00

JB

As per Dave McGuire's offer to homeowner, W.B. will pay half of the 'agreed to amount' (9,000); between homeowner and Exterior Walls to remove all existing windows and install new windows.

As per Dave McGuire, homeowner threaten to file suit against W.B. for homeowner's out-of-pocket expense for windows and installation of new windows.

181 Wrenfield Way

Subtotal \$4,500.00
Sales Tax (0.0%) \$0.00
Total \$4,500.00
Payments/Credits \$0.00
Balance Due \$4,500.00

Exterior Walls, Inc.

215-397-7839
Fax 215-830-7300

Apx. 00608

WB Homes003180

WE-4

Judy McClelland

From: Jack Boyd
Sent: Tuesday, September 16, 2014 11:46 PM
To: steve@recyclingequipment.com
Cc: Judy McClelland; Pat Shari; Dave McGuire
Subject: Wrenfield Estates Lot #4

Steve:

Sorry for the delay in responding to your inquiry regarding the stucco on your home. I would like the opportunity to have another moisture inspection analysis performed on your home. This individual is an independent certified inspector for these types of problems. I'm waiting to receive a date that he is available to perform an inspection on your home, at our expense.

I understand that time is of the essence, but I'm asking for the opportunity to evaluate the present condition. I will try to have a date(s) confirmed by the end of this week.

Best regards,
Jack Boyd

Sent from my iPad

Judy McClelland

From: Jack Boyd
Sent: Monday, November 16, 2015 6:24 PM
To: Dave McGuire
Cc: Judy McClelland; 'exteriorwalls@gmail.com (Martin Duffin)'; Pat Shari
Subject: Steve Etzler's Residence

Dave:

I received a telephone message from Allen Cartwright on Friday afternoon and returned his call today. He informed me that he did not have good news for me concerning Andersen's response for the failure of selected windows on the Etzler residence. First off, Andersen cannot make or chose not to make an assessment of whom is responsible for rot of the substrate core components of the window, since the windows were already removed from the window openings. Based on the photos provided and field inspection by Allen, Andersen has taken the position that the stucco compromised the performance of the window. Allen and I went back and forth and we ended agreeing to disagree. You and I saw and believe the root of the problem for water infiltration into the wood core of the vinyl clad components to become wet and remain saturated is simply the designed features of the windows.

Not to say, Andersen will do anything in the future, since they only guarantee the window frame for a period of 10 years, but it may be to our advantage to inspect the vinyl clad windows for failures by first applying pressure to the frames, to get a sense if there is a void beneath the vinyl clad, then remove the stucco around the window in the presence of Allen or Doug.

Please give me a call tomorrow.

Have a good evening.

Jack Boyd
Vice President of Operations



404 Sumneytown Pike, Suite 200
North Wales, PA 19454
215/699-0800, Ext. 227
jackb@wbhomesinc.com

Visit our website
www.wbhomesinc.com or find us on Facebook!



Home Inspections - Thermal Imaging - Building Envelope Forensics

Building Moisture Survey

Prepared For:

**Steve Etzler
181 Wrenfield Way
Harleysville PA 19438**



**EXTERIOR
DESIGN
INSTITUTE**



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Date: 7/15/2014	Time: 12:30 PM	Report ID:
Property: 181 Wrenfield Way Harleysville PA 19438	Customer: Steve Etzler	Real Estate Professional:

Dear Steve Etzler,

The property at 181 Wrenfield Way Harleysville PA, 19438 was the subject of a visual, moisture meter or an infrared (IR) survey on 7/15/2014. Areas agreed and designated by the client for this survey are listed in this document.

The Green Valley Group, an Authorized MoistureFindIR™ and Exterior Design Institute Contractor, was retained for an infrared, visual and moisture meter survey of the building of the target areas in an effort to identify areas of suspect moisture and to document the areas for further review. Further investigations of these areas or destructive testing may reveal additional conditions that were not readily visible at time of inspection. This report is based on information obtained at the site at the given date and time. We document our findings with a visual photograph and or an infrared thermogram of the area. The purpose of any infrared thermography service is to thermally map moisture presence in given locations. Atmospheric conditions and time of day all affect whether thermal imaging can be accurately performed during the inspection. Due to tight scheduling during the day and weather changes, not all inspections can be subject to thermal imaging. Our inspection is designed to comply with accepted industrial standards when at all possible and will be performed in a non-destructive manner, however at times destructive testing may be necessary. Our inspection is not meant to be a guarantee of all affected areas; only those that reveal themselves at the time of the inspection to our moisture detection tools such as infrared thermography, moisture meter technology, visual and our experience.

This Inspection Report is copyrighted by The Green Valley Group for our use and the private use of our Client. It is not intended for the use of, nor is it to be relied upon by, any other party. Any other use of this Inspection Report without the consent of The Green Valley Group is prohibited. The report is based on the information available to us at this time as described in the report. Should additional information become available at a later date, we reserve the right to determine the impact, if any, the new information may have on our discovery and recommendations and to revise our opinions and conclusions if necessary and warranted. Some anomalies were verified by using a moisture meter to check the moisture content. We can make no representations regarding conditions that may be present but concealed or inaccessible during the survey. With access and an opportunity for inspection, additional reportable conditions may be discovered. Inspection of the inaccessible areas will be performed at an additional cost after access is provided. Please note that the provision of a scope of work for remedial repairs is not the purpose of this inspection. Further investigation may be needed to determine the extent of water damage, if any, hidden defects and how best to modify your home to address any moisture problems that may be indicated by this inspection.

LIMITATIONS OF LIABILITY: Because this is a limited inspection, we can make no guarantee, expressed or implied, that our observations and/or random moisture readings offer conclusive evidence that no installation or moisture problems exist, or that problems found are all-inclusive. This inspection company, its employees and any divisions shall not

be liable for non-visual defects, unseen defects, unspecified defects or hidden damage and conditions existing on the subject property and hereby disclaims any liability or responsibility thereof. All parties concerned agree to hold harmless and indemnify this inspection company involving any liabilities that may result. The inspector can only observe conditions and measure moisture present at the time of our visit. The test and report is not a warranty against future moisture entry or accumulation, but our best interpretation of measurements of wall moisture conditions made with the house at the time. There is no "pass/fail" or certification that any cladding or stucco is "okay."

Orientation

We will describe the locations of the various features of this property, left or right, etc., as though we were standing in the street looking at the front of building.

General Analysis

We recommend that your maintenance team or qualified contractor carefully review this report. Then, with reference to the imagery and areas denoted in the report, these areas should be physically located and given a thorough visual examination. When warranted, these areas should be subjected to a destructive investigation to confirm the analysis and determine the possible detrimental effects the moisture may have provided to the concealed building materials. We recommend a specialist conduct additional testing as needed if mold is found during any remediation to evaluate the environmental condition of the building. In addition, a Water Restoration or Remediation professional should be considered to properly contain and dry the affected building materials if applicable. Any destructive testing performed as authorized by the client must be repaired by others and is not considered in this scope of our work. Services such as interpretation of thermal patterns documented in this report and any remedial and replacement recommendations should be performed by knowledgeable experts.

We recommend all areas we locate in this report showing moisture anomalies should be evaluated further to find out the cause and repaired. Our recommendations are not intended as criticisms of the building, but rather as professional opinions regarding conditions that we observed.

Our reports are designed to be clear, concise and useful. Please review this report carefully. If there is anything you would like us to explain, or if there is other information you would like, please feel free to call us as we would be happy to answer any questions.

Sincerely,

Kevin B. Thompson MET, CIT, EDI

Exterior Design Institute Certificate # PA101

DE State Home Inspector Licence #0000009

Infraspection Level II Certified Infrared Thermographer #8211

American Society of Home Inspectors ASHI #251660

The Green Valley Group

P.O. Box 242, Unionville, PA 19375

Authorized MoistureFindIR™ and Exterior Design Institute Inspector

Comment Key or Definitions

The following definitions of comment descriptions represent this inspection report. All comments by the inspector should be considered before purchasing or for making repairs to this home. Any recommendations by the inspector suggests a second opinion or further inspection by a qualified contractor. All costs associated with further inspection fees and repair or replacement of item, component or unit should be considered before you purchase the property. Further investigation may be needed to determine the extent of water damage (if any) or hidden defects and how best to modify your home to address any moisture or installation problems that may be indicated by this inspection.

Installed (IN) = I visually observed the item, component or unit, if portions of the installed item, component or unit are not visible the inspector can not comment on such, and if no other comments were made then it appeared to be functioning as intended allowing for normal wear and tear.

Limited Inspection (LI) = The elevation was not fully inspected due to limitations, client preferences or other factors.

Inadequate (INA) = The item, component or unit may be not installed, is sub-standard or not functioning as intended and we recommend further evaluation and repair by a qualified contractor.

Not Applicable (NA) = This item, component or unit is not applicable to this home or building.

Not Inspected (NI) = I did not inspect this item, component or unit and made no representations of whether or not it was functioning as intended.

Unknown (?) = I did not or was not able to inspect, or comment on the condition of this item, component or unit and made no representations of whether or not it was functioning as intended.

Yes = Answers a question as Yes

No = Answers a question as No

We use Delmhorst BD-2100 moisture meters. These meters have a built in calibration check system. The calibration is checked prior to each inspection and during the inspection along with the use of insulated probes. Please note that the moisture readings included in this report are the raw data recorded by the probe meters. Moisture levels are affected by ambient weather conditions and other factors, and this can result in variations between the readings taken on one day and readings taken in the same location on another day. We do take into account the changes in weather conditions when testing for substrate moisture. The holes are carefully checked for stray wire lathe that could alter the results. The holes are then blown clean and filled using Dow Corning 790 industrial sealant to match as close as possible.

In Attendance:

Owner

Type of building:

Single Family (2 story)

Approximate age of building:

Unknown

Weather:

Clear

Temperature:

Between 70°F - 80°F

Relative Humidity:

Between 60% - 70%

Last Recordable Rain:

1 Day Prior

Type of Exterior:

Stucco, Manufactured Stone Veneer

Sheathing Type:

Oriented Strand Board (OSB)

Window Type:

Vinyl Clad

Areas Reviewed:

Exterior Stucco, Manufactured Stone Veneer

Nature of Concern:

Stucco moisture intrusion survey

Weather Resistant Barrier (WRB):

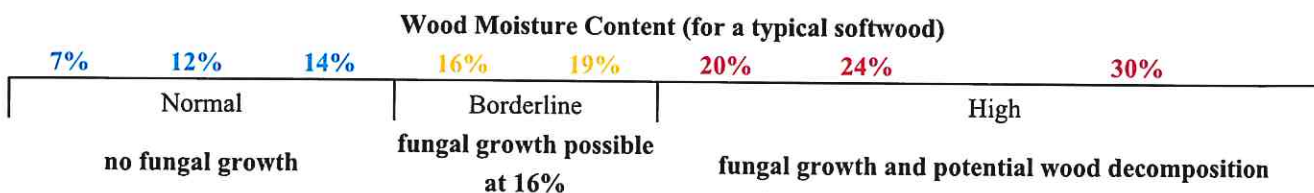
Unknown type and number of layers

1. Reading Moisture Levels

1.0 Information About Reading Moisture Levels

1.0

Normal moisture levels for wood framing and sheathing typically range from **8% to 14%**. It is widely recognized that significant decomposition by wood-rotting fungi will occur above the fiber saturation point at **28-30%** moisture content. It is a common misconception that mold will not grow on wood if moisture content is maintained below **20%**. The use of **20%** as a minimum limit is based on moisture requirements for growth of "dry rot" fungi, **NOT SURFACE MOLD**. Extensive wood rot does require higher moisture levels (typically 28-30% or greater), but surface growth can occur at **16%** and higher.



Scales Meaning:

8-14 = Readings are common to construction grades, air dried lumber and "healthy" residential substructures (beneath first floor in crawl spaces). These are the readings desired.

16-19 = Readings indicate a possible elevated level of wood moisture. Such readings should alert the homeowner to look for a source of excess moisture. The excess moisture source should be corrected if found.

20-24 = Readings indicate a serious problem somewhere. The excess moisture source must be immediately corrected, and the situation carefully monitored until the WMC returns to the 12-15 range.

25-30 = Actual, and often extensive, damage is evident when readings reach this level. The substructure may show decayed areas, ranging from small to very large, of rotten floor joist, sills, and subflooring. Often this is the "too late" level of reading for correcting problem situations without repair costs in the thousands of dollars.

NUMBERS% = Posted on the below images are the moisture readings taken at the time of the inspection

"S" or "Soft" = Indicates soft substrate which could be due to moisture intrusion and/or frequent wetting and drying cycles. Further investigation is recommended.

"NR" = Indicates no resistance of the sheathing which in most cases suggests the sheathing has deteriorated, rotted or was not present to test. In most cases this is the worst reading or data point to find. Further investigation is recommended.

"i" = Indicates the moisture reading was taken from the interior through the drywall to the back side of the sheathing.

"r" = Indicates the moisture reading was take from the interior through an electrical receptacle.

2. Front Elevation

2.0 Front Elevation Moisture Readings

IN= Inspected, NI= Not Inspected, LI= Limited Inspection

IN	NI	LI
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
IN	NI	LI

2.0

- **Observation:** Elevated moisture levels noted on this elevation.
- **Observation:** No resistance of the sheathing was noted on this elevation.
- **Observation:** Missing kickout flashing was noted on this elevation.
- **Observation:** A weep screed was not installed on this elevation to help assist with drainage and to reduce capillary action.
- **Observation:** The stucco is not adequately terminated or sealed around the windows, doors and other penetrations.
- **Observation:** The stucco is not adequately terminated or sealed at the fascia boards, rake boards, soffit returns and other terminations.
- **Recommendation:** We recommend destructive testing with further review and a remediation plan set in place.



2.0 Item 1(Picture)

3. Left Elevation

3.0 Left Elevation Moisture Readings

IN= Inspected, NI= Not Inspected, LI= Limited Inspection

IN	NI	LI
●		
IN	NI	LI

3.0

- **Observation:** No resistance of the sheathing was noted on this elevation.
- **Observation:** A weep screed was not installed on this elevation to help assist with drainage and to reduce capillary action.
- **Observation:** The stucco is not adequately terminated or sealed around the windows, doors and other penetrations.
- **Observation:** The stucco is not adequately terminated or sealed at the fascia boards, rake boards, soffit returns and other terminations.
- **Recommendation:** We recommend destructive testing with further review and a remediation plan set in place.



3.0 Item 1(Picture)

4. Rear Elevation

4.0 Rear Elevation Moisture Readings

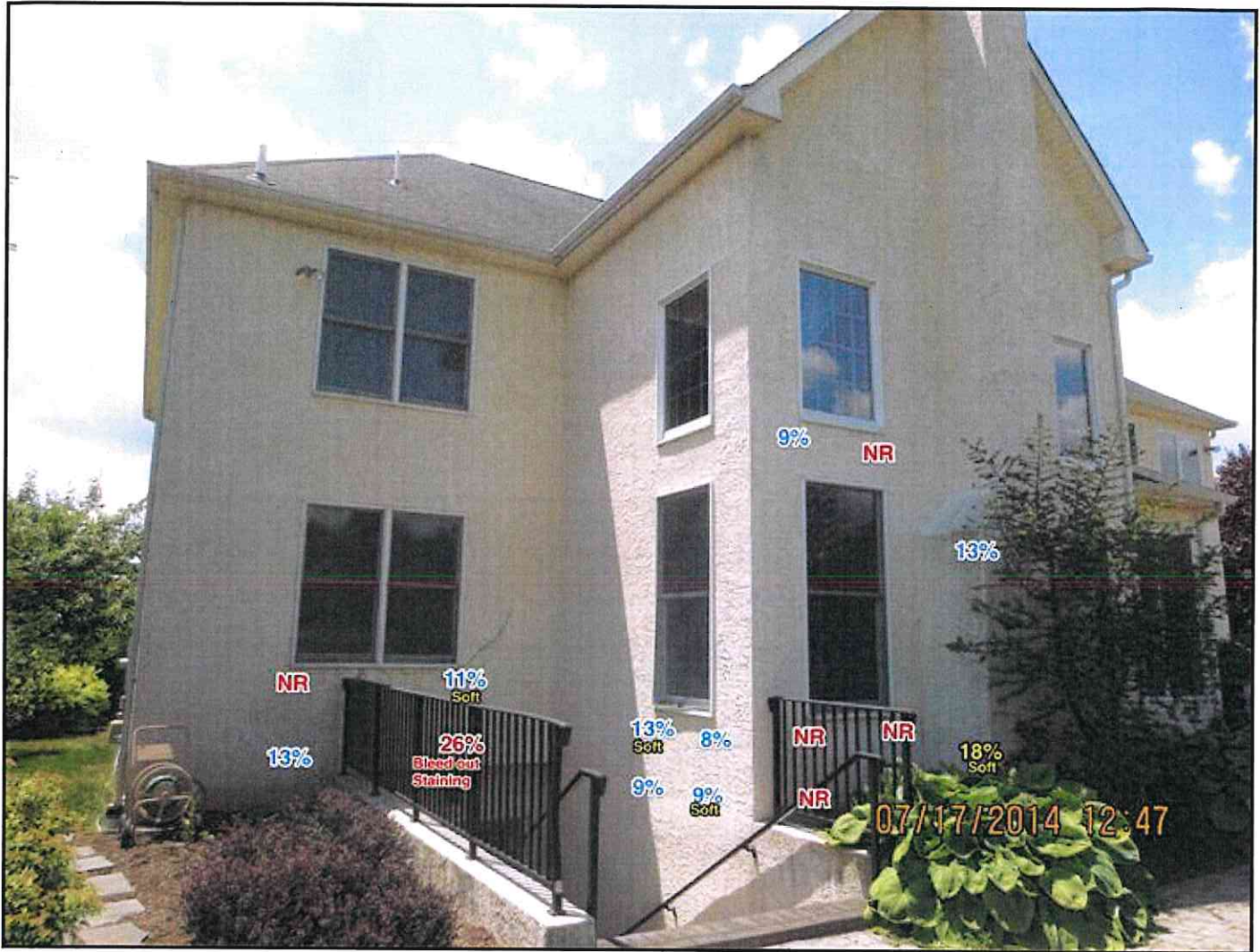
IN= Inspected, NI= Not Inspected, LI= Limited Inspection

IN	NI	LI
•		
IN	NI	LI

4.0

- **Observation:** Elevated moisture levels noted on this elevation.
- **Observation:** No resistance of the sheathing was noted on this elevation.
- **Observation:** Inadequate kickout flashing was noted on this elevation.
- **Observation:** A weep screed was not installed on this elevation to help assist with drainage and to reduce capillary action.
- **Observation:** The stucco is not adequately terminated or sealed around the windows, doors and other penetrations.
- **Observation:** The stucco is not adequately terminated or sealed at the fascia boards, rake boards, soffit returns and other terminations.
- **Recommendation:** We recommend destructive testing with further review and a remediation plan set in place.

WB Homes 003707



4.0 Item 2(Picture)

5. Right Elevation

5.0 Right Elevation Moisture Readings

IN= Inspected, NI= Not Inspected, LI= Limited Inspection

IN	NI	LI
●		
IN	NI	LI

5.0

- **Observation:** Soft sheathing was noted on this elevation.
- **Observation:** No resistance of the sheathing was noted on this elevation.
- **Observation:** A weep screed was not installed on this elevation to help assist with drainage and to reduce capillary action.
- **Observation:** The stucco is not adequately terminated or sealed around the windows, doors and other penetrations.
- **Observation:** The stucco is not adequately terminated or sealed at the fascia boards, rake boards, soffit returns and other terminations.
- **Recommendation:** We recommend destructive testing with further review and a remediation plan set in place.



5.0 Item 1(Picture)

6. General Observations 1

The below photos (or videos) are detail photos of the inspected property. These photos are provided in order to present some of the inspected items in greater detail which were found and noted within the General Observations section. We recommend that your maintenance team or a qualified contractor carefully review these items. Then, with reference to the imagery and areas denoted in the report, these areas should be physically located and given a thorough visual examination. When warranted, these areas should be subjected to repair, monitoring or destructive investigation to confirm the analysis and determine the possible detrimental effects that these items noted may have caused to the concealed building materials. We recommend a specialist conduct additional testing as needed if mold is found during any remediation to evaluate the environmental condition of the building.

		Yes	No	INA	NA	LI	?	NI
6.0	Caulking Around Window Frames?		•					
6.1	Caulking Around Door Frames?		•					
6.2	Window Joints / Miters Sealed?		•					
6.3	Door Joints / Miters Sealed?		•					
6.4	Window Head Flashing Installed?		•					
6.5	Door Head Flashing Installed?	•						
6.6	Caulking Around Utility Penetrations?		•					
6.7	Caulking At Differential Materials?		•					
6.8	Flat Accents Caulked, Angled or Flashed?		•					
6.9	Soffit, Frieze & Fascia Boards Caulked or Proper Drip Edge?		•					
6.10	Kickout Flashing Installed?			•				
6.11	Chimney Cap Installed?	•						•
6.12	Chimney Flashing?							•
6.13	Deck Ledger Flashing Installed?				•			
6.14	Porch / Stoop Flashing?						•	
6.15	Column Flashing?				•			
6.16	Weep Screed Installed?		•					
6.17	Expansion / Control Joints Installed? (around windows, doors, and in the field)		•					
6.18	Cladding Terminated Above The Roof?	•						
6.19	Cladding Terminates At Porches?	•						

Yes= Yes, No= No, INA= Inadequate, NA= Not Applicable, LI= Limited Inspection, ?= Unknown, NI= Not Inspected

Yes No INA NA LI ? NI

6.0 (1) The stucco is not adequately terminated or sealed around the windows, doors or other terminations.



6.0 Item 1(Picture)

6.0 (2) Some windows have been caulked post construction.



6.0 Item 2(Picture)

6.1 The stucco is not adequately terminated or sealed around the windows and doors or other penetrations.



6.1 Item 1(Picture)



6.1 Item 2(Picture)

6.2 The window miter joints are a concern. Some joint movement was noted in various locations. This can directly lead to unseen bulk water intrusion. We recommend proactive correction in order to try and avoid a potential future



6.2 Item 1(Picture)



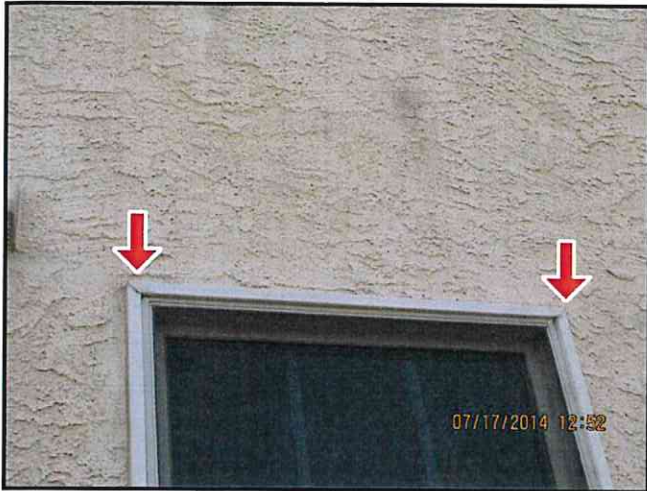
6.2 Item 2(Picture)

6.3 Openings and voids in the sill and jamb intersection can lead to bulk water intrusion. The best way to help manage moisture entry is with the use of proper sill pan flashing installed under the windows and doors with the use caulking as well.



6.3 Item 1(Picture)

6.4 Window head flashing was missing. Head flashing helps to assist draining bulk water to the exterior and well as protect the window.

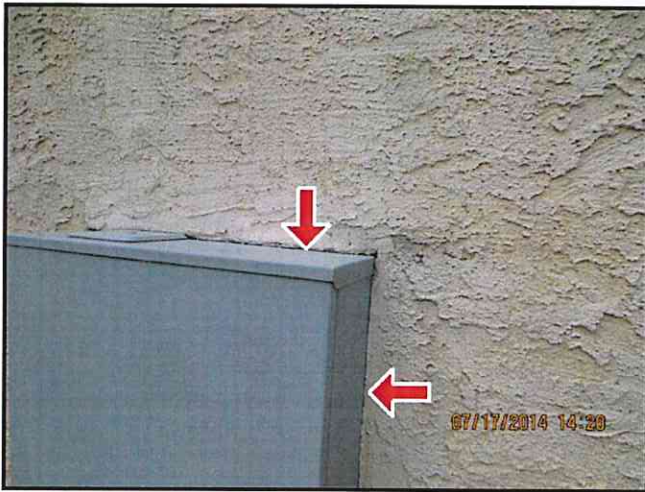


6.4 Item 1(Picture)



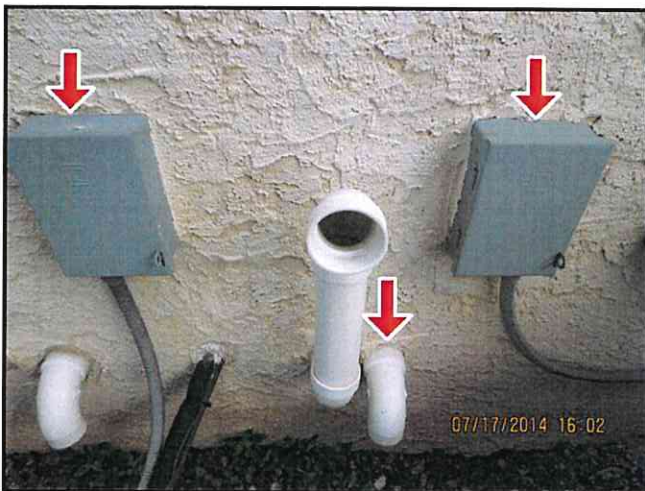
6.4 Item 2(Picture)

6.6 (1) The stucco is not adequately terminated, flashed or sealed around the electrical meter box.



6.6 Item 1(Picture)

6.6 (2) The stucco is not adequately terminated or sealed around the utility penetrations.



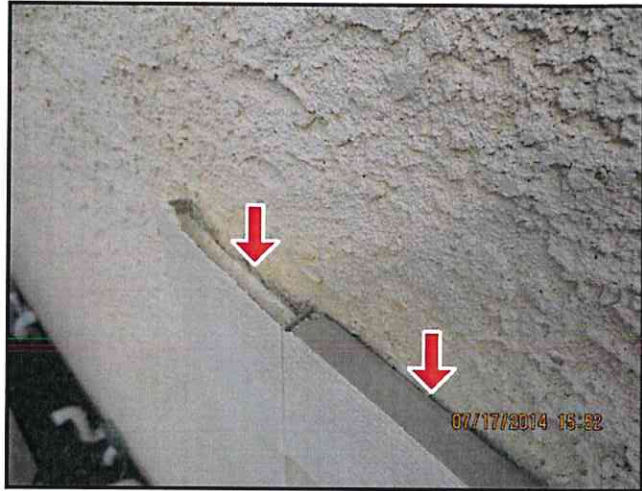
6.6 Item 2(Picture)

6.8 Flat accent bands were installed around the windows. Flat accents have been known to hold and potentially push bulk water behind the bands which can lead to excess moisture being trapped which may overwork the weather resistant barriers. All flat accents are recommended to be caulked and sealed at minimum, a more pro-active approach would be to pitch the flat sills along with sealing in order to help shed bulk water.

The entrance door on the left side of the home had an EIFS band installed. Visible EPS board was noted.

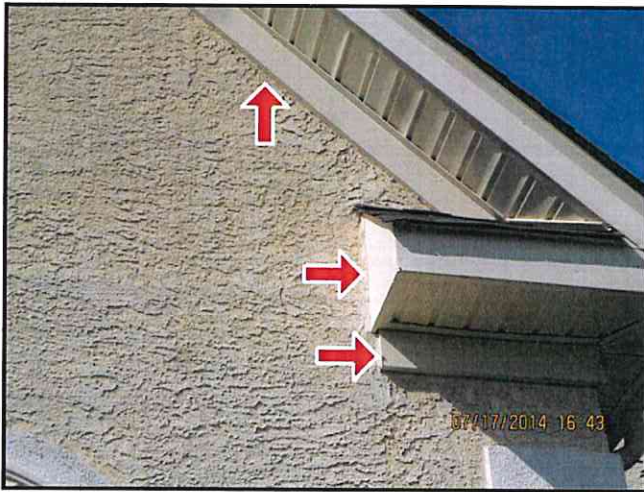


6.8 Item 1(Picture)

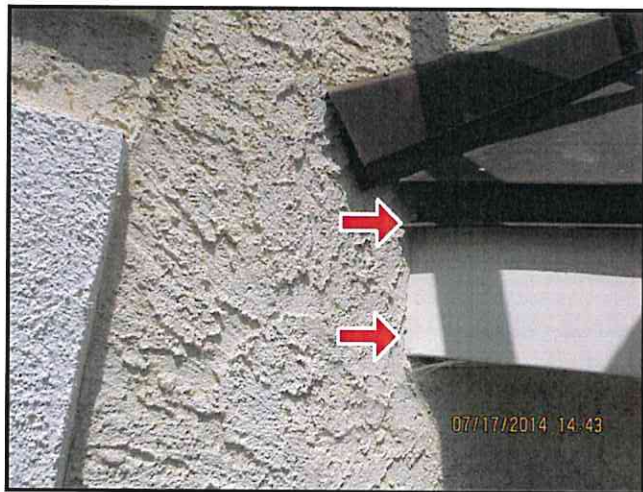


6.8 Item 2(Picture)

6.9 The stucco is not properly terminated or sealed at the rake boards, fascia boards, soffit returns or other terminations.



6.9 Item 1(Picture)



6.9 Item 2(Picture)

6.10 Inadequate kickout flashing was installed at the roof/wall intersections.



6.10 Item 1(Picture)



6.10 Item 2(Picture)

6.14 The paver stoop has been installed above the homes framing line without the visible installation of adequate drainage provisions. This may cause excessive moisture to be held against the home which can overwork the weather resistant barriers causing elevated moisture levels in the wood framing directly behind this location.



6.14 Item 1(Picture)

7. General Observations 2

The below photos (or videos) are detail photos of the inspected property. These photos are provided in order to present some of the inspected items in greater detail which were found and noted within the General Observations section. We recommend that your maintenance team or a qualified contractor carefully review these items. Then, with reference to the imagery and areas denoted in the report, these areas should be physically located and given a thorough visual examination. When warranted, these areas should be subjected to repair, monitoring or destructive investigation to confirm the analysis and determine the possible detrimental effects that these items noted may have caused to the concealed building materials. We recommend a specialist conduct additional testing as needed if mold is found during any remediation to evaluate the environmental condition of the building.

		Yes	No	INA	NA	LI	?	NI
7.0	Gutters Clean & Functioning?						•	
7.1	Stucco Terminated Above Grade?		•					
7.2	Stucco Terminated Above Paved Surfaces?		•					
7.3	Cracks Or Impact Damage?	•						
7.4	Delaminating From Substrate?		•					
7.5	Prior Repairs or Painting Noted?		•					
7.6	Adequate Slope Of Grading?	•						
7.7	Evidence Of Sprinkler Overspray?		•					
7.8	Stucco Average Thickness 7/8"?		•					
7.9	Evidence Of Pest Infestation?		•					
7.10	Visible Water Staining Around Interior Windows & Doors?							•
7.11	Attic Inspection At Gables?	•						
7.12	Over Fastening Observed?	•						
7.13	Correct Fastener Length?		•					
7.14	Crawl Space / Basement Inspection?		•					
7.15	Evidence Of Moisture Intrusion At The Band Board Or Sill?						•	
7.16	Bleed Out Staining?	•						

Yes= Yes, No= No, INA= Inadequate, NA= Not Applicable, LI= Limited Inspection, ?= Unknown, NI= Not Inspected

Yes No INA NA LI ? NI

7.3 Cracks were noted.



7.3 Item 1(Picture)

7.8 The stucco was applied at a maximum thickness of 1/2" with two coats.

7.12 Slightly excessive fastener patterns were found between the framing studs. Besides having excess penetrations of the water resistant barrier which may cause problems in itself, this excessive fastener pattern may lead to condensation and elevated moisture levels in the wall cavities during winter months from thermal conductivity. It presents a cold metallic object inside of a warm wall cavity in heated portions of the home.



7.12 Item 1(Picture)

7.16 Staining consistent with OSB bleed out was noted under the bump out at the rear of home.



7.16 Item 1(Picture)

8. Summary and Recommendations

8.0 Summary & Recommendations

8.0 The Green Valley Group was retained to help evaluate the stucco for possible moisture intrusion. Upon inspecting, areas of concern were noted.

The inadequate installation of the cladding, flashing or failing fenestrations has caused water penetration to some walls of this home. Portions of the sheathing at and below windows, doors, missing flashing locations and at the foundation/framing areas where elevated moisture levels were noted may be deteriorating. Some internal structural deterioration is also possible.

Inadequate kickout flashing was installed. Kickout flashing is a special type of flashing located at roof/wall intersections that diverts rain water away from the cladding and into the gutter. When installed properly, they provide excellent protection against the penetration of water into the building envelope. Several factors can lead to rain water intrusion, but a missing kickout flashing, in particular, often results in concentrated areas of water accumulation and potentially severe damage to exterior walls. Water penetration into the cladding can occur with little or no visible evidence on the exterior.

The stucco is not properly terminated or sealed around the windows and doors. This poses expansion stresses on the windows or doors that can cause the miter joints to fail prematurely, cracking and/or the introduction of bulk water to the wall cavities.

The windows and doors have not been caulked and this is important to help keep bulk water out of the system. The stucco system however should not rely on caulk to keep the home dry. The only acceptable way is to rely on proper flashing as the primary water management with the addition of proper caulking of windows, fascia boards, rake boards and other details. During destructive testing of the elevated moisture areas the window and door flashing should be investigated. If the flashing is improperly applied it is recommended that all of the windows be opened proactively in order to properly correct the system and manage moisture.

Excessive staple patterns were found between the framing studs. Besides having excess penetrations of the water resistant barrier which may cause problems in itself, this excessive staple pattern may lead to condensation and elevated moisture levels in the wall cavities during winter months from thermal conductivity. It presents a cold staple inside of a warm wall cavity in heated portions of the home.

Further testing can be performed by removing portions of the cladding in areas of likely deterioration. This will serve to confirm the number and type of water resistant barrier papers used, the flashing methods, as well as the extent of any damage. If not already present or adequate, repairs should include retro-fitting of proper kickout flashing, window and door flashing, sealing at all fenestrations as well as foundation/framing intersections. If the damage or deficiencies found on any one wall are too extensive, that particular entire wall should be stripped entirely and re-clad to industry standards.

It is recommended that these areas undergo further review and a remediation plan set in place.

When analyzing the areas of damage, the risk versus reward should be closely analyzed. There have been long term performance issues with one paper stucco systems that are patched. Though elevated moisture levels may not currently be found under all windows, penetrations and full wall spans, it is a good pro-active plan to correct all of the deficiencies to help ensure that they do not fail in the future. In most cases the same faults exist on the currently dry areas that are causing the wet ones to fail. When repairing an individual wall section it is our opinion that the entire wall should be repaired and brought up to today's standards including a drainage & drying plane. This will help to ensure the wall system through its full life cycle as well as a contractor being able to offer a more substantial warranty.

9. General Information Pages

9.0 General Information For Your Review, THESE ARE NOT PICTURES OF YOUR HOME

9.0 (1)

Water Intrusion Problems Related to Unsealed Stucco Penetrations

Any penetration through the stucco that is left unsealed will allow entry of moisture or bulk water. Even an average size home can have an extreme number of penetrations, including:

1. electrical boxes
2. exterior receptacles
3. light fixtures
4. plumbing lines and faucets
5. cable TV lines
6. satellite dish mounts
7. security systems
8. gutter straps
9. shutter brackets
10. deck rail penetrations
11. gas lines
12. dryer vents
13. telephone lines
14. damaged or punctured areas of stucco

All penetrations must be sealed with a compatible sealant as recommended by the stucco system manufacturer and required by Model Codes. Damaged areas of stucco must be properly repaired to prevent water intrusion.



9.0 Item 1(Picture)



9.0 Item 2(Picture)



9.0 Item 3(Picture)

9.0 (2)

Water Intrusion Problems Related to Doors and Windows

Doors and windows are one of the most common leak areas in stucco buildings. Leaks can occur in these areas for a variety of reasons, including:

No caulking around perimeter of window or doorframes and thresholds. Stucco applicators are supposed to leave a 1/4" to 1/2" gap between the stucco and the frame to allow for a proper joint consisting of case bead, backer rod and manufacturer's recommended sealant. If no sealant is installed, a crack may eventually result, due to expansion and contraction, through which moisture or water can enter behind the stucco system. If the stucco installer did not leave the required joint and sealant, the situation will have to be reviewed to determine the best repair method. Often, the window manufacturers warranties are void unless proper detailing is installed around the window.

Improper or failed sealant joints. Some common reasons for joint failure include improper cleaning or joint preparation, lack of backer rod when needed to control joint depth, improper joint width (should be at least 3/8" to 1/2"), use of inappropriate sealant, or failure to tool the joints. Tooling the joint to a concave surface presses the caulk up against the joint sides to help ensure good adhesion and provides a consistent and neat appearance. Even if joints are properly installed, the life of the sealant is 5 to 20 years depending on the type and quality of sealant used. Sealants should be inspected annually and repairs made promptly.



9.0 Item 4(Picture)



9.0 Item 5(Picture)

9.0 (3)

Water Intrusion Problems Related to Doors and Windows (cont'd)

Inadequate or missing flashing. Many windows/doors are installed without the head or sill flashing which is required for stucco installations by many manufacturers and by Model codes for protection of veneered wall openings. If the leakage cannot be corrected with caulking (often it cannot), corrective repairs may be required to properly install flashing.

Improper water resistant barrier (WRB) application around windows and doors. If the WRB is not properly lapped and wrapped in the correct sequence around window and door penetrations, any water that intrudes through these areas will be funneled behind the WRB and saturate the wall cavity causing damage.

Obstructed weep holes. Many windows and doors have tracks with weep holes that are designed to catch any incidental water and weep the water to the outside of the frame. However, situations are sometimes encountered where the stucco applicator has brought the stucco up past the weep holes causing the water to "dam" up and eventually leak into the walls. These weep holes must be kept clear of stucco, caulk, etc. to allow them to fully and freely function.

Punctured window tracks or frames from security system installation. This may also void your window warranty. Sealing these penetrations will many times correct the leakage.

Many window and door units themselves leak through gaps in the door or window frame, sills, tracks and/or at the center mullion where two double hung windows join. This can sometimes be corrected by wet glazing (sealing the frame to glass) or by caulking the gaps in the frames or by making minor modifications to the window. If these measures are not effective, the windows or doors will have to be repaired or replaced with a higher quality window. It is said that 10% of new windows fail right out of the factory and it would be impossible to predict future failure, the most effective means of protection is to install a sill pan including a back and end dams under the window.

Doors: In areas that are prone to strong, gusting winds, in-swing doors seem to be more prone to leakage. Door thresholds should be raised a minimum of two inches and should be sealed to prevent water intrusion. Second floor doors should incorporate "pan flashing" to prevent leakage and potential damage to the areas below. Weather stripping can be used to help ensure water tightness.



9.0 Item 6(Picture)



9.0 Item 7(Picture)

9.0 (4)

Water Intrusion Problems Related to Stucco Termination at Grade Level

According to the Model Codes, as well as many state and county codes, all synthetic stucco homes with foam board insulation must be terminated eight inches above the ground. All hard coat or traditional stucco must have a weep screed installed.

The reasons for this requirement are:

- 1) To prevent wicking and to create a clear path for drainage. Wicking is a process in which standing water is absorbed by the EPS foam board or stucco, which holds excess water in the system and prevents adequate drainage. Figure 1 shows an example of a home where the stucco system was not back wrapped and extended below grade. Water wicked up behind the stucco, causing mold, mildew and decay of the underlying sheathing. Wicking can also occur when stucco is terminated at grade level as seen in Figure 4.
- 2) To eliminate a direct path for termites through the EPS board or behind the stucco as well as establish easy access for termite inspectors. Because of the increased risk of termite infestation, many pest control companies won't issue termite warranties for buildings with below grade stucco terminations including 'hard coat' stucco systems in many cases.



9.0 Item 8(Picture)



9.0 Item 9(Picture)

9.0 (5)

Water Intrusion Problems Related to Improper Kickout and Other Roof Flashing

Kickout Flashing: Many water intrusion problems in stucco or EIFS homes are the result of improper kickout flashing installation or the lack of kickout flashing. Kickout flashing should be installed where a roof line terminates or intersects with a vertical wall. The word kickout means exactly that; it kicks the water out and away from the stucco system.

If no kickout is installed or if it is improperly installed/sealed, the water can run down the edge of the roof next to the stucco wall and enter behind the stucco at the point where the roof terminates into the stucco. This will allow substantial moisture accumulation that will eventually cause decay.

Properly installed kickout flashing is absolutely essential.

Installation of a kickout flashing in an existing stucco system involves cutting out the stucco to reveal the step flashing, inserting the kickout flashing under and behind the step flashing. New stucco base, mesh and finish coat is then applied to blend in with the adjacent stucco as closely as possible. If stucco color cannot be closely matched, it may be necessary to coat the area to a corner if possible.

Other Roof Flashing: Since many stucco homes have complex roofing designs, other critical flashing areas may also be improperly detailed. Any roofline that terminates into stucco may pose a problem.



9.0 Item 10(Picture)



9.0 Item 11(Picture)

9.0 (6)

Water Intrusion Problems Related to Cracks and Breaches in the Stucco

It does not take a very big crack to allow water intrusion. In fact, a crack as small as 1/16" of an inch wide can permit bulk water to enter behind the stucco. All cracks 1/16" wide or larger and all damaged areas of stucco should be properly repaired as per manufacturers guidelines. Many times the patched areas will still be slightly noticeable even with a good repair application. Extreme cracking will sometimes require the removal and reapplication of the stucco and finish to prevent more cracking and provide a consistent appearance. Cracking is common in hard coat stucco systems, therefore control joints are called for every 144 sf, as well as between floor lines. Control joints are needed between floor lines to compensate for the cross-grain shrinkage of wood. The lack of a control joint between floor lines may result in a compression crack in this area. Again, consult with manufacturer for specific requirements of control joints. The most common areas that experience cracking in stucco are at the corners of windows or roof terminations.



9.0 Item 12(Picture)



9.0 Item 13(Picture)

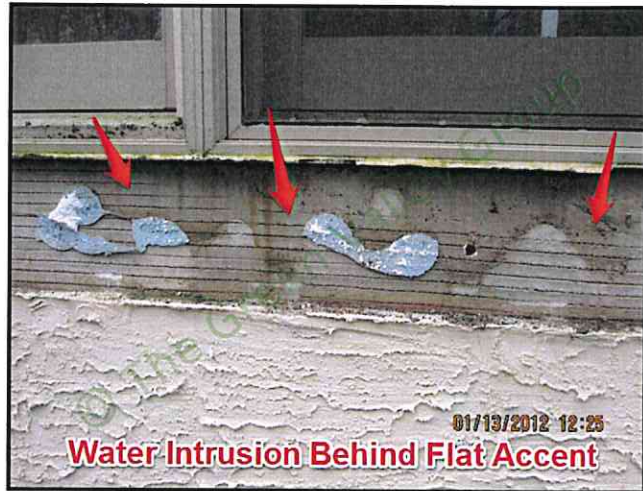
9.0 (7)

Water Intrusion Problems Related to Stucco Accents and Flat Stucco Surfaces

Flat stucco surfaces, whether conventional hard coat stucco or EIFS, collect and hold water in its rough texture, softening the finish coat, damaging the system and promoting leaks, mildew and discoloration. A good design will call for bands, quoins, and other accents to have a slope to prevent water accumulation.



9.0 Item 14(Picture)



9.0 Item 15(Picture)



9.0 Item 16(Picture)

9.0 (8)

Water Intrusion Problems Related to Stucco Chimneys

No matter whether the exterior cladding is brick, stucco, or vinyl siding, chimneys are a prime area for water intrusion since 1) they intersect with the large volume of water running down the roof surface 2) Stucco is not a roofing material and should not be used as such on the chimney hips unless proper roofing materials and underlayments are utilized during construction and 3) They're subjected to extreme expansion and contraction due to the hot and cold temperature fluctuations when the chimney is used during the winter. This extreme expansion and contraction can fatigue the sealant joints around the chimney and cause cracks or gaps to form around the edge of the stucco where the stucco terminates into the chimney structure, allowing water to enter. Therefore, water diversion through the use of flashing and proper chimney caps with sufficient overhang are very important.

A properly designed chimney cap will help shed water out and away from the top of the chimney in order to help prevent leaks in this area.



9.0 Item 17(Picture)



9.0 Item 18(Picture)

9.0 (9)

Water Intrusion Problems Related to Improper Transitions

Many buildings incorporate two or more exterior finishes in their design, such as stucco and brick, stucco and stone, stucco and tile, stucco and wood, stucco and vinyl or aluminum siding, etc.

Different materials expand and contract at different rates. This expansion and contraction causes a crack or gap to form where the two materials join.

If left un-flashed, unsealed or if sealed improperly, this area will allow water to enter the wall cavity. Examples of this would include stucco to wood trim, stucco to brick, stucco to stone, stucco to concrete, etc. All areas such as these should be properly flashed and sealed with quality sealants and appropriate bond breakers.



9.0 Item 19(Picture)



9.0 Item 20(Picture)

9.0 (10)**Stucco Information, Care and Maintenance****Traditional Hard Coat Systems:**

Although these systems have been in use for many decades, in recent years it has become popular to place these systems over wood sheathing and studs. The systems makeup is generally studs, sheathing, felt paper or other moisture barrier, reinforcing lath, scratch, brown and finish coat. The scratch, brown and finish coat are usually cementitious (many use acrylic finishes), mixed in the field, and applied to a thickness of about 7/8 of an inch.

Hardcoat systems are also susceptible to moisture damage if not properly applied, caulked and flashed. In this respect, it is no different than EIFS. In recent years it has been discovered that severe damage has been occurring behind stucco walls that is often unseen. Through our research 85% of home owners do not know there is an issue occurring. It is typically only through professional testing that these deficiencies or damage are discovered.

IS STUCCO A GOOD CLADDING SYSTEM? Yes, as long as any construction defects, if any, are properly repaired and the system is well maintained, it should provide good long-term performance. There is no such thing as a permanently maintenance free cladding system. Leak problems occur in all types of cladding systems, including brick and vinyl siding. The only difference is that with stucco, the maintenance is more critical because there is less room for drainage and drying making it less forgiving when it comes to water intrusion. The sealant joints are your first line of defense against water intrusion, and these joints must be maintained. The true line of defense needs to be proper flashed and lapping of the water resistant barrier. Water intrusion must be prevented at all costs due to its destructive nature.

CARE AND MAINTENANCE: The beautiful architectural designs made possible by synthetic stucco systems make these homes very desirable and marketable. It is critical, however, to carefully maintain these systems to prevent water intrusion and deterioration. With the proper care and maintenance, your stucco system should give you many years of beauty and function. It is very important that the five following steps be followed to protect your investment.

- (1) Semi-annually (at least annually) inspect all sealant around windows, doors, penetrations through the stucco, stucco transitions (such as stucco to brick, stucco to stone), and stucco terminations (at roof, at grade, at patios or walkways). Arrange for prompt repair of any areas of caulk that is split, cracking, crazing or is losing adhesion. Also, promptly repair any cracks in the stucco.
- (2) Any leaks, cracks, areas of discoloration, mold or mildew should be promptly investigated by a certified inspector. Repairs should be proper and prompt.
- (3) Anytime you make a penetration though the stucco such as to mount a satellite dish, add shutters, new wiring, cables, plumbing, security systems, etc., the perimeters must be sealed with a quality low modulus sealant approved for the system.
- (4) Modifications, additions or renovations (including roof replacement) to the structure of any kind should be inspected by a qualified building envelope inspector to ensure waterproofing of critical details is properly performed.
- (5) Periodic cleaning of the stucco is necessary to maintain its appearance and prevent permanent staining. Pressure cleaning equipment must be calibrated to the stucco manufacturer's recommended pressure level (low) to prevent damage to your stucco. Select a firm with experience in cleaning these systems.

This report is delivered to you in accordance with our signed agreement and is subject to the terms and conditions agreed upon therein.

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EXHIBIT "A"

Following is a summary of the proposed scope of work for the removal of all existing stucco and the installation of a new stucco veneer cladding on the home in conformance with the IRC2009 Building Code, as well as instituting "today's best standards," which will include the installation of a "Rainscreen" drainage mat beneath the stucco cladding. "Rainscreen" is not required by Code, but will keep the stucco from attaching to the water resistant barrier, as well as increase drainage and ventilation of the exterior wall assembly.

1. In preparation for removing the existing stucco, the following shall occur:
 - a. **Owner shall remove of** mulch from all landscape beds abutting the house and garage foundation.
 - b. **Owner shall remove of** selected foundation bed plantings, allowing clearance for scaffolding, debris removal and re-installation of new wall stucco cladding. Plantings removed will be left on the property in one (1) or two (2) locations. Large plantings not removed from landscape beds will be wrapped with burlap to provide protection during construction activity. It will be the responsibility of the Owners to water this material, as needed.
 - c. Upon completion of the stucco remediation, the plantings that were removed **by Owner** will be re-planted and new mulch will be placed on all landscape beds that were disturbed **by Owner**.
 - d. Removal of "original" materials, or portions thereof, on or abutting stucco, i.e. shutters, typon pediment heads, ~~exterior light fixtures (including spotlights)~~ and downspouts shall be at the expense of ~~the Owner W. B. Homes~~. The items removed will remain on your property, detached until the stucco work is completed. Upon completion of stucco, the same "original" materials will be re-installed. "Original" materials are those in which W. B. Homes or its subcontractors installed prior to Settlement. Removal of and installation of materials added to or attached to the house "by others" after Settlement shall be removed and re-installed at the expense of the Owner. **Exterior electrical items will be removed and re-installed by Owner upon completion of the stucco remediation.**
 - e. A 30 yard dumpster container for stucco debris will be placed on the driveway, protected by wood sheathing beneath. The dumpster shall be removed and replaced, as needed, to haul all debris from the property. If the dumpster is placed off the driveway surface, those areas will be restored to their current condition, at the expense of W. B. Homes.
 - f. A portable toilet for the contractors will be placed on the driveway and cleaned weekly. If the portable toilet is placed off the driveway surface, the area will be restored to its current condition, at the expense of W. B. Homes.

2. **Removal of existing stucco and installation of new stucco shall include the following:**
 - a. All window and door glazings, sills and aprons in the stucco wall areas shall be protected to prevent damage from the removal and re-installation of stucco.
 - b. Removal of all stucco on entire house, garage, dormers and chimney, including the EIFS window, door, fireplace surround bands and quoined corners (if applicable), wire mesh, building paper, fasteners and window/door flashings. When completed, the OSB (oriented strand board) wood sheathing on the framed walls will be fully exposed. Exposed OSB/insulation shall be temporarily weatherproofed. Temporary gutter extensions shall be added to any downspouts to prevent erosion of soils around the perimeter of the house and garage foundation.
 - c. Any portions of the exterior OSB wood sheathing and/or framing members with visual indications of rot, deterioration, damage or mold shall be replaced with new wood sheathing or proper framing members. Wood sheathing that is replaced is to be sealed to the framing members and the abutting sheathing. Insulation that has deteriorated or become wet/moldy shall be replaced.
 - d. Windows will be checked for proper taping of perimeter nail flanges. Any window without the proper taping will be taped with Protecto Wrap – Super Stick; 6” wide. If W. B. Homes determines a window needs to be removed in order to repair damaged framing members of sheathing, the opening will be properly flashed, taped and re-installed. Flashing will be applied on sill and 6” up each side jamb of each window opening. A continuous bead of silicone caulking will be applied to the interior surface of the nailing fin, covering the holes in the fin, to seal the window’s fin to the sheathing; window set into opening; nailing flanges secured and taped with Protecto Wrap – Super Stick; 6” wide. In these instances, interior window jambs and window casings caulked and painted, as needed. Exposed wood ends of **vinyl wrapped** window sills of all the windows will be sealed/painted to prevent rot and staining. If **exposed wood of window sill** is rotted, then replacement will occur at the expense of the Owner. **W. B. Homes’ representative and Owner will agree to assess any window damage found. Owner will work with W. B. Homes for an equitable solution.**
 - e. Installation of foundation plastic weep screed, installed below the joint formed by the concrete foundation and the OSB wall sheathing, on exterior walls to receive stucco.
 - f. Install a weather-resistant vapor permeable barrier - 2-ply Super Jumbo Tex 60 Minute over all exterior OSB wood sheathing.
 - g. Install a drip cap head flashing; placed at the top of all openings above windows and doors.
 - h. Install a vinyl E-Z bead, with exposed caulk joints, where stucco abuts the sides and sills of all surround openings on windows and doors, including where stucco abuts different exterior surfaces, i.e. vinyl soffits and aluminum rake boards.
 - i. Install kick-out flashings where a roof and exterior wall intersect, where the wall continues past the lower roof edge and gutter or on chimney shoulders.

- j. Wall penetrations through stucco shall be installed over composite blocks (where possible) with proper “quick” flashing escutcheons/caulking. These exterior wall penetrations shall include the electric main meter base, H.V.A.C. disconnects, vents, hose bibs and exterior receptacle boxes.
- k. Install Keene Driwall Rainscreen drainage mat - .40” thick over the 2-ply Super Jumbo Tex 60 Minute barrier. This entangled net product serves as a designed drainage space. Drainage mat is to be installed prior to E-Z bead flashings and in accordance with the manufacturer’s specifications.
- l. Install exposed control joints, horizontally and vertically, in symmetrical proportions on exterior stucco façades to delineate areas not more than 144 sq. ft. of wall surface area. Control joints shall not be caulked.
- m. Install galvanized furred diamond mesh lath; 2.5 lbs./sy covering all drainage matting and the flange portion of the E-Z bead flashing.
- n. Install three (3) coat exterior stone veneer ($\frac{3}{8}$ ” thick scratch; $\frac{3}{8}$ ” thick brown coat, $\frac{1}{8}$ ” thick finish coat; minimum total $\frac{7}{8}$ ” thick). Fastening of the wire mesh to the OSB wood sheathing shall be installed in conformance to the IRC2009 Code.
- o. Brown coat shall not be applied sooner than forty eight (48) hours after application of the scratch coat.
- p. Finish coat shall not be applied sooner than seven (7) days after application of the brown coat.
- q. Stucco coats shall be applied when the ambient temperature is higher than 40°, protected from freezing for a period of not less than twenty four (24) hours after set has occurred.
- r. The Owners will select a desired stucco color from “Quaker Stucco” or “Penn Crete” color charts provided by W. B. Homes, Inc.

3. Permit from Governing Municipality

A permit is not required by the Governing Municipality’s Building Department for the removal and re-installation of stucco veneer cladding. This remediation work is considered a cosmetic repair, not requiring a permit or staged inspections by the Governing Municipality’s Building Department.

4. Time of Performance

Work shall commence upon execution of the “Settlement Agreement & Mutual Release” by both the Owners and W. B. Homes, Inc. and adequate lead time is provided to the subcontractors of W. B. Homes, Inc. – typically 10 to 14 days. We anticipate completing the work within eight (8) weeks from commencement, assuming favorable weather conditions.

JB:pls

SETTLEMENT AGREEMENT AND RELEASE

THIS SETTLEMENT AGREEMENT AND MUTUAL RELEASE is made by and between **W. B. HOMES, INC.**, a Pennsylvania corporation (hereinafter collectively referred to as “WB”) and **STEPHEN P. ETZLER** and **JODY L. ETZLER** (the “Homeowners”) having an address of 181 Wrenfield Way, Harleysville, PA 19438.

A. Homeowners purchased a home at 181 Wrenfield Way, Harleysville, PA 19438 (the “Home”) and

B. W. B. Homes, Inc. was the Seller and general contractor of the home; and

C. Homeowners allege there are defects in the stucco of the Home requiring replacement of the stucco and WB disagrees (the “Dispute”); and

D. The Homeowners and WB wish to resolve this dispute as set forth herein below:

NOW, THEREFORE, the Parties hereto, in consideration of the mutual covenants set forth herein, and intending to be legally bound hereby, agree as follows:

1. Settlement Negotiations. This Settlement Agreement is the result of both negotiations between the Parties and their respective detailed moisture inspection evaluations performed of all factors involved, both legal and factual.

2. Agreement not an Admission. The Parties agree that by entering into this Settlement Agreement, no Party shall be deemed to have admitted any claims of contentions made by the other Party. It is further agreed that the execution of this Settlement Agreement is not, and shall not be construed as or deemed to be, an admission by any Party or evidence as to any issue of fact or law in the Action. The Parties further agree that neither this Settlement Agreement, nor any of the terms hereof, nor any of the negotiations or proceedings connected herewith, nor any documents prepared by any Party in negotiating or implementing this Settlement, nor any of the terms of such documents, shall be offered to any person or used by any person as evidence in any matter except to effectuate the purpose of this Settlement and the proceedings contemplated by this Settlement, and except in any action to enforce this Settlement Agreement.

3. Resolution. WB agrees, at WB’s sole cost, to perform all work of removing and replacing stucco on the Home in accordance with the IRC 2009 code, and as more fully detailed in Exhibit “A”, which is attached hereto and made a part hereof. Homeowners shall choose the color for the replacement stucco from samples provided by WB. The replacement of the stucco shall occur in accordance with the “Time of Performance” detailed in Exhibit “A”. Homeowners shall cooperate to permit access to the exterior of the Home and to clear movable items away from the exterior of the Home if necessary to facilitate the replacement of the stucco.

4. Release.

a. WB on behalf of itself and its successors and assigns, hereby waives, releases and forever discharges Homeowners and their heirs, successors and assigns (hereinafter collectively the "Released Parties") from any and all claims, liabilities and causes of action concerning or related to the Dispute, the sale and construction of the Home other than any claims that may arise related to the replacement stucco work.

b. Homeowners on behalf of themselves and their officers, directors, heirs, successors and assigns, do hereby waive, release and forever discharge WB, its officers and directors, from any and all claims, liabilities and causes of action concerning or related to the Dispute, the sale and construction of the Home other than any claims that may arise related to the replacement stucco dispute.

c. This Settlement Agreement and Mutual Release is intended by the Parties to constitute a full and final release of any claims each may have against the other in any way concerning and/or related to the Dispute between WB and Homeowners from the date the Homeowners purchased the Home until the date of this Settlement Agreement and Mutual Release other than specifically excepted herein.

5. Non-Admission of Liability. Neither this Settlement Agreement, or any statement made, actions taken or documents prepared in connection with the negotiation or execution of this Settlement Agreement and Mutual Release shall be deemed or construed as an admission by any Party hereto of any liability for or responsibility to any facts of any kind.

6. Confidentiality and Non-Disparagement.

a. This Agreement and all terms herein shall remain confidential and shall not be disclosed to any person except the Parties and counsel for the Parties.

b. The Parties shall not disclose, either orally, via electronic communications, or in writing, the existence or content of this Settlement Agreement (including without limitation the fact that the stucco is being replaced by or on behalf of WB) or the circumstances leading to its execution.

c. No Party to this Settlement Agreement shall make or publish any statement (orally or in writing) or instigate, assist or participate in the making or publication of any statement which would disparage any party to this Settlement Agreement.

7. Voluntary Agreement. The Parties acknowledge that they have read this Settlement Agreement and Mutual Release and understand its contents. The Parties further acknowledge and agree that they are signing this Settlement Agreement and Mutual Release voluntarily.

8. No Oral Modifications. This Settlement Agreement may not be modified in any way except by signed writings specifically referring to this Settlement Agreement and executed by duly authorized representative of each Party.

9. Counterparts. This Settlement Agreement may be executed in two or more counterparts, each of which shall be deemed an original, but all of which together shall be considered one and the same instrument. In pleading or proving any provision of this Settlement Agreement, it shall not be necessary to produce more than one counterpart duly executed by the Party against whom enforcement is sought. Facsimile and PDF copies of this Settlement Agreement and Mutual Release shall be deemed originals.

10. Integration Clause. This Settlement Agreement contains and constitutes the entire understanding and agreement among the Parties hereto respecting the subject matter hereof and supersedes and cancels all previous negotiations, representations, agreements, commitments and writings in connection herewith. This Settlement Agreement is an integrated document and shall not be amended, modified or supplemented, nor shall any of its provisions be deemed to be waived, unless by written agreement signed by the respective attorneys for the Parties. This document is not constructed against any Party.

11. Construction. This Settlement Agreement shall be governed by and construed in accordance with the laws of the Commonwealth of Pennsylvania. This Settlement Agreement shall be construed in accordance with its plain language and not strictly for or against any party hereto.

12. Headings. Headings herein are inserted for convenience and do not constitute a part of this Settlement Agreement. No heading shall be admissible for the purpose of proving the intent of the parties.

IN WITNESS WHEREOF, the parties hereto have executed this Settlement Agreement and Mutual Release as of the date indicated below.

W. B. HOMES, INC.

Date: _____

By: _____
John D. Boyd, Vice President

HOMEOWNERS

Date: _____

By: _____
Stephen P. Etzler

By: _____
Jody L. Etzler